



THE CITY OF SAN DIEGO

## Report to the Hearing Officer

DATE ISSUED: June 15, 2016 REPORT NO. HO-16-039

HEARING DATE: June 22, 2016

SUBJECT: T-Mobile Calvary Evangelical, Process Three Decision

PROJECT NUMBER: [425462](#)

OWNER/APPLICANT: Calvary Evangelical Lutheran Church/T-Mobile West, LLC

### SUMMARY:

Issue: Should the Hearing Officer approve a Wireless Communication Facility (WCF) at 3060 54<sup>th</sup> Frontage Street within the Eastern Area Neighborhood of the Mid-City Communities Community Planning area?

Staff Recommendation: APPROVE Conditional Use Permit (CUP) No. 1703994.

Community Planning Group Recommendation: On March 8, 2016, the Eastern Area Communities Planning Committee voted 8-0-1 to recommend approval of the proposed project without conditions/recommendations (Attachment 10).

Environmental Review: The project was determined to be exempt pursuant to California Environmental Quality Act (CEQA) Guidelines 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 May 9, 2016 and the opportunity to appeal that determination ended May 23, 2016 (Attachment 7).

### BACKGROUND

T-Mobile Calvary Evangelical is an application for a CUP for an existing WCF located at 3060 54<sup>th</sup> Frontage Street in the RS-1-7 zone (Attachment 1). The site is designated Residential in the Mid-City Communities Community Plan (Attachment 2). Surrounding uses include residential to the west, south and north, and residential, institutional and commercial across 54<sup>th</sup> Street to the east (Attachment 3).

WCF are permitted on properties with non-residential uses located in residential zones with a CUP, pursuant to Land Development Code (LDC) [Section 141.0420\(e\)\(1\)](#).

## **DISCUSSION**

### **Project Description:**

In 2001, AT&T Fixed received an administrative approval to install four panel antennas inside the existing church monument tower located in the front of the Calvary Evangelical Lutheran Church. A 252-square-foot equipment enclosure was also approved on the southeast side of the front of the church behind a rock wall. The church spire was approximately 80-feet-tall and the base of the tower was approximately 36-square-feet. In 2002, Cingular received a Neighborhood Use Permit (NUP) to install three panel antennas inside the church spire. The NUP also approved a 216-square-foot equipment enclosure located on the northeast side of the front of the church, behind a rock wall, similar to the one approved for AT&T Fixed. In 2004 Cingular and AT&T merged forcing AT&T to sell off some of their duplicate sites within the San Diego Market. The Cingular WCF and entitlement was acquired by T-Mobile and the AT&T Fixed WCF was transferred to AT&T Mobility.

In 2013, AT&T Mobility received approval for a CUP and Planned Development Permit (PDP) to enlarge the church spire to accommodate a much larger antenna footprint capable of handling their new Long Term Evolution (LTE) service. The height of the spire did not change, however the footprint of the tower increased to approximately 100-square-feet (Attachment 9). Although T-Mobile's NUP expired in 2012, they relocated their antennas to the new spire and are now processing this CUP to continue operating their facility. No physical changes are proposed at this time (Attachment 12).

Council Policy 600-43 assigns preference levels to WCF proposed on different land uses. In this case, the project is located within a Preference 3 category (corresponding to projects that require a CUP), which requires the applicant to substantiate why higher preference sites could not be utilized. T-Mobile submitted coverage maps which demonstrate spotty coverage without the WCF at this location, but with the site, coverage significantly improves (Attachment 8).

T-Mobile provided a search ring consisting primarily of residential uses (Preference 4); however, it does include several lower preference non-residential sites (Attachment 8). Low profile commercial buildings (Preference 1) are located directly across 54<sup>th</sup> Street to the east; however, in order to achieve the same coverage T-Mobile currently has, a significant height increase would be necessary. This most likely would require a Planned Development Permit (PDP) for a height deviation and potentially for non-compliance with the WCF regulations for integration. The other non-residential properties in the search ring consist of the undeveloped Chollas Creek Park, which is higher in elevation than Calvary Evangelical, but is currently vacant with plans for a future park.

Maintaining the current location at Calvary Evangelical Lutheran Church would not create any new or additional impacts since the facility is completely concealed within the church spire and the equipment is integrated into the architecture of the church building. This complies with the City's General Plan, which addresses Wireless Facilities in Section UD-A.15. The General Plan requires the visual impacts to be minimized by concealing WCF in existing structures, or using camouflage and screening techniques to hide or blend them into the surrounding area. It states that facilities should be designed to be aesthetically pleasing and respectful of the neighborhood context. This WCF has the least impact on the surrounding neighborhood since it is currently existing and completely concealed and is supported by staff as the preferred site. The project complies with the WCF

regulations and the Community Planning Group supports the project. Staff has prepared draft findings in the affirmative and recommends approval of CUP No. 1703994.

ALTERNATIVES

1. Approve CUP No. 1703994 with modifications.
2. Deny CUP No. 1703994, if the Hearing Officer makes written findings based on substantial evidence that the approval is not authorized by state or local zoning law.

Respectfully submitted,



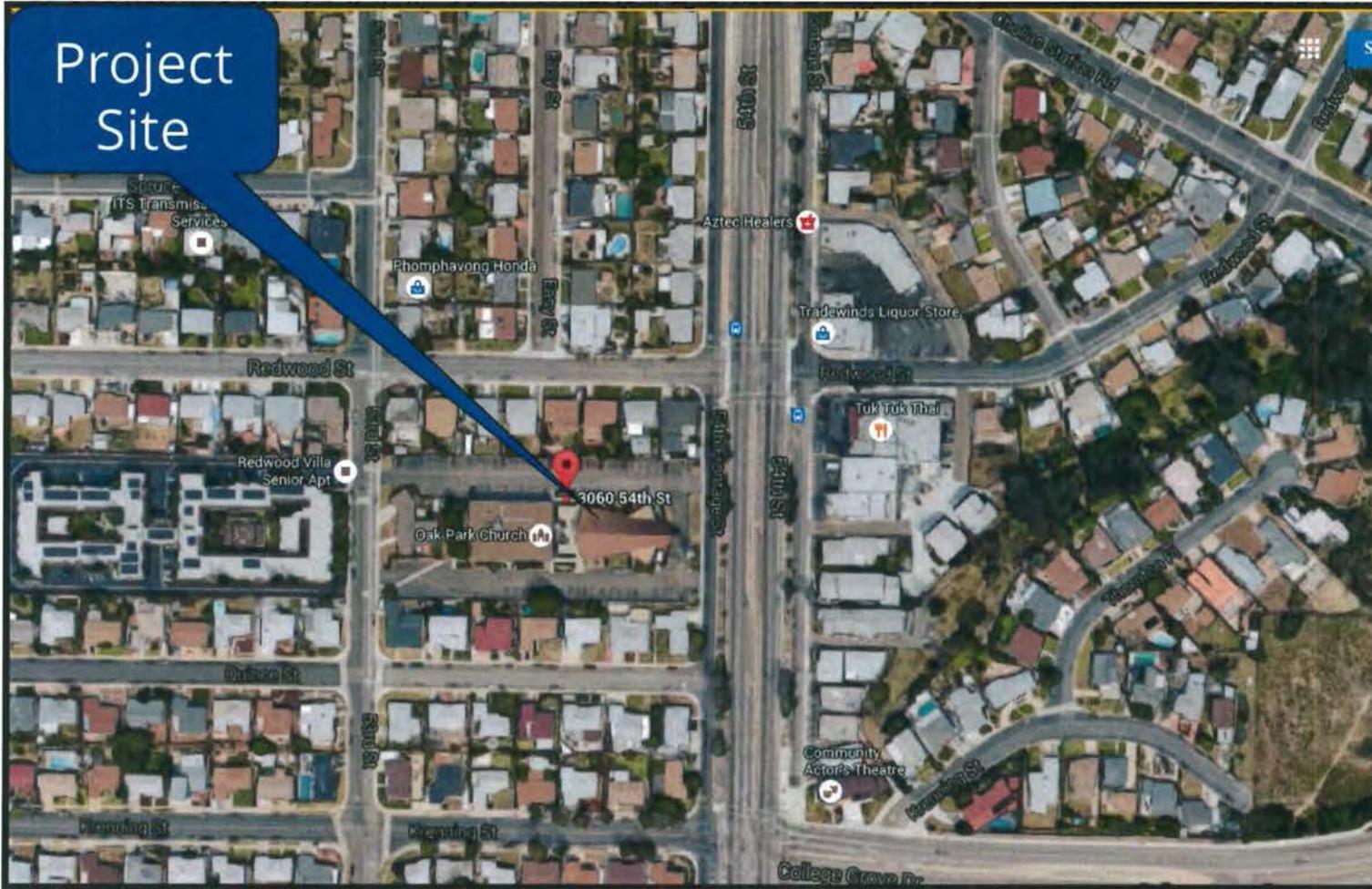
Karen Lynch, Development Project Manager

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. Search Ring and Coverage Maps
9. Photo Survey
10. Community Planning Group Recommendation
11. Ownership Disclosure Statement
12. Project Plans



# Aerial Photo



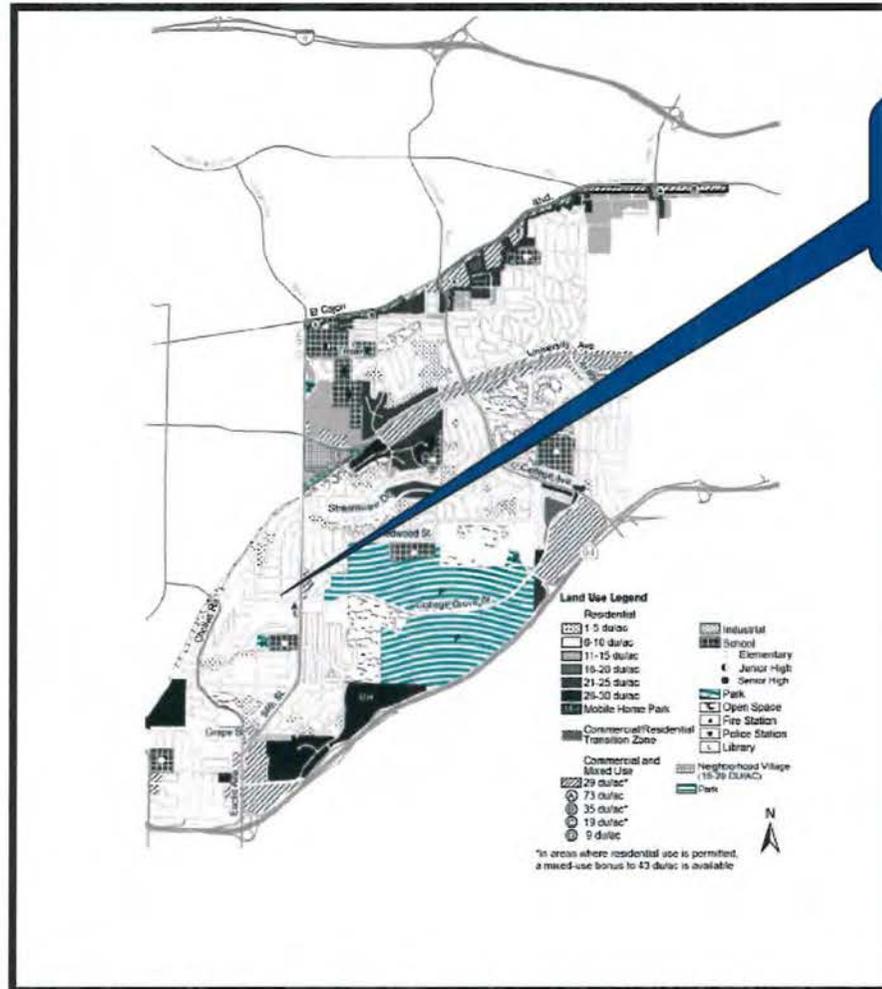
**T-Mobile Calvary Evangelical (Eastern Area Community)**  
3060 Frontage 54<sup>th</sup> Street



ATTACHMENT 1

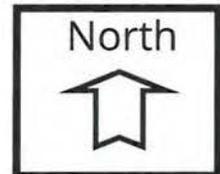


# Community Plan



Project Site

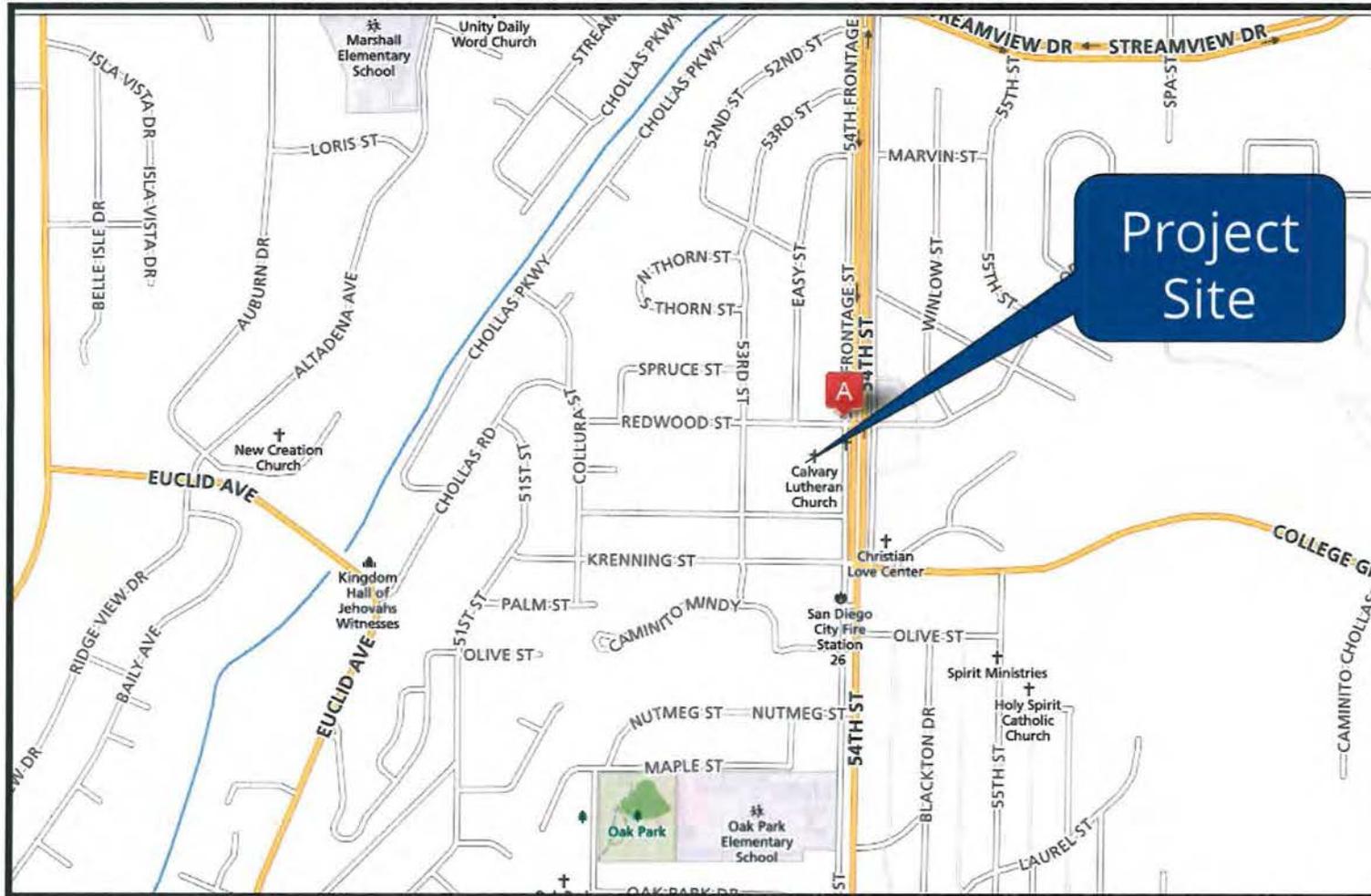
ATTACHMENT 2



**T-Mobile Calvary Evangelical (Eastern Area Community)**  
3060 Frontage 54<sup>th</sup> Street

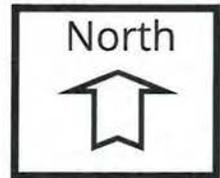


# Project Location Map



**T-Mobile Calvary Evangelical (Eastern Area Community)**  
**3060 Frontage 54<sup>th</sup> Street**

ATTACHMENT 3



## PROJECT DATA SHEET

<b>PROJECT NAME:</b>	T-Mobile Calvary Evangelical	
<b>PROJECT DESCRIPTION:</b>	An existing Wireless Communication Facility consisting of three antennas concealed within an 80-foot tall church monument tower with associated equipment located in a 208 sq ft enclosure.	
<b>COMMUNITY PLAN AREA:</b>	Mid-City Communities – Eastern Area	
<b>DISCRETIONARY ACTIONS:</b>	NUP	
<b>COMMUNITY PLAN LAND USE DESIGNATION:</b>	Residential 6-10 du/acre	
<b>ZONING INFORMATION:</b>		
<b>ZONE:</b>	RS-1-7 (Single Unit)	
<b>HEIGHT LIMIT:</b>	30 feet	
<b>LOT SIZE:</b>	2.12-acres	
<b>FLOOR AREA RATIO:</b>	.45	
<b>FRONT SETBACK:</b>	25 feet	
<b>SIDE SETBACK:</b>	.08 x lot width	
<b>STREETSIDE SETBACK:</b>	N/A	
<b>REAR SETBACK:</b>	25 feet	
<b>PARKING:</b>	N/A	
<b>ADJACENT PROPERTIES:</b>	<b>LAND USE DESIGNATION &amp; ZONE</b>	<b>EXISTING LAND USE</b>
<b>NORTH:</b>	Residential 6-10 du/acre; RS-1-7	Residential: Single-Unit
<b>SOUTH:</b>	Residential 6-10 du/acre; RS-1-7	Residential: Single-Unit
<b>EAST:</b>	Commercial and Mixed Use 29 du/acre; CN-1-2	Residential; Multi-Unit
<b>WEST:</b>	Residential 6-10 du/acre; RS-1-7	Commercial/Institutional/Residential
<b>DEVIATION REQUESTED:</b>	None	
<b>COMMUNITY PLANNING GROUP RECOMMENDATION:</b>	On March 8, 2016, the Eastern Area Communities Planning Committee voted 8-0-1 to recommend approval of the project.	

HEARING OFFICER  
RESOLUTION NO. \_\_\_\_\_  
CONDITIONAL USE PERMIT NO. 1703994  
T-MOBILE CALVARY EVANGELICAL  
PROJECT NO. 425462

WHEREAS, Calvary Evangelical Lutheran Church, Owner and T-Mobile West, LLC, Permittee, filed an application with the City of San Diego 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. 1703994) on portions of a 2.12-acre site;

WHEREAS, the project site is located at 3060 54<sup>th</sup> Frontage Street in the RS-1-7 zone of the Mid-City Communities: Eastern Area Neighborhood;

WHEREAS, the project site is legally described as: That portion of the Southerly 200 feet of the Northwest Quarter of Section 34, Township 16 south, Range 2 West, San Bernardino Meridian, Rancho Mission of San Diego, said portion lying Westerly of 54<sup>th</sup> Street as established by Deed to the City of San Diego, recorded May 11, 1927 in Book 1309 Page 460 of Deeds and lying Easterly of the Southerly prolongation of the Westerly line of 53<sup>rd</sup> Street, Map of Furlow Heights Unit No. 1, according to the Map 2504, filed in the Office of the Recorder of San Diego County August 31, 1948, said Southerly 200 feet being measured normal to the Southerly line of said Northwest Quarter;

WHEREAS, on June 22, 2016, the Hearing Officer of the City of San Diego considered Conditional Use Permit No. 1703994, pursuant to the Land Development Code of the City of San Diego;

WHEREAS, on May 9, 2016, 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; NOW, THEREFORE,

BE IT RESOLVED by the Hearing Officer of the City of San Diego as follows:

That the Hearing Officer adopts the following written Findings, dated June 22, 2016.

FINDINGS:

**Conditional Use Permit Approval-Section 126.0305**

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

While the Mid-City Communities Community Plan does not specifically address Wireless Communication Facilities (WCF), the City's General Plan, in Policy UD-A.15, states that the visual impact of wireless facilities should be minimized. This can be achieved by concealing wireless facilities in existing structures when possible, or by using camouflage and screening techniques

to hide or blend them into the surrounding area. This project consists of an existing 80-foot tall church monument tower that currently conceals antennas for AT&T and T-Mobile. The current T-Mobile project does not propose any modifications and remains as three panel antennas in the church tower with associated equipment in an existing 216-square foot enclosure. Existing views of the tower and equipment will not change. The project, as proposed, does not interfere with the church nor does it create any visual impacts for the neighborhood or surrounding community. Based on the design of this WCF, the project will not adversely affect the Mid-City Communities Community Plan or the City of San Diego General Plan.

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

The project is an existing WCF consisting of three panel antennas concealed within an existing church monument tower and an existing 216-square-foot enclosure. The project is located at 3060 54<sup>th</sup> Street in the Encanto Neighborhood of the Mid-City Communities community plan area. The project was determined to be exempt from the California Environmental Quality Act (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.

Additionally, the federal 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 RF Site Compliance Report was submitted with the project and it concludes that with required warning signage (condition in the permit) and locked access, the WCF will comply with the FCC's RF Safety Guidelines. Therefore, the project would not result in any significant health or safety risks to the surrounding area within matters of the City's jurisdiction.

**3. The proposed development will comply with the regulations of the Land Development Code including any allowable deviations pursuant to the Land Development Code; and**

The WCF Regulations, Land Development Code Section 141.0420, require that WCFs utilize the smallest, least visually intrusive antennas, components, and other necessary equipment. The applicant is required to use all reasonable means to conceal or minimize the visual impact of the WCF through integration utilizing architecture, landscape, and siting solutions. All components of the WCF are completely concealed within the existing church monument tower and the associated equipment is located within an existing enclosure where the front wall (facing the street) contains the same rock design that is consistent with the base of the tower and other features on the church. WCFs are permitted in residential zones where the use on the property is non-residential with a Conditional Use Permit (CUP), Process 3, Hearing Officer approval. No deviations are requested with this project. The WCF Design Requirements [LDC Section 141.0420(g)(2)] state that WCF "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." All antennas are concealed from view and the resulting project is an architecturally integrated design.

Based on this analysis and the project design, this project complies with the applicable regulations of the Land Development Code and results in a completely concealed WCF.

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

WCF are permitted throughout the City subject to the appropriate review and/or permit process. In this case, the property is zoned RS-1-7 and developed with an existing church, which requires a Process 3 CUP for the WCF. Council Policy 600-43 identifies preference levels for locating WCFs in the City. In turn, the WCF Regulations (SDMC section 141.0420) implements the Council Policy by providing lower permit process levels for WCFs located in commercial or industrially zoned properties and higher permit process levels for WCFs proposed in residential zones. Although there is an incentive for carriers to locate in a zone with a lower permit process level, wireless carriers are required to provide coverage throughout their license area. Therefore, at times a WCF is required to be located in a less preferable location. This WCF is proposed in a residential zone with a non-residential use. This is less preferable than locating in a commercial or industrial zone, but is more preferable than locating in a residential zone with a residential use. T-Mobile provided a search ring consisting primarily of residential uses (Preference 4); however, it does include several lower preference non-residential sites. Low profile commercial buildings (Preference 1) are located directly across 54<sup>th</sup> Street to the east; however, in order to achieve the same coverage T-Mobile currently has, a significant height increase would be necessary. This most likely would require a Planned Development Permit (PDP) for a height deviation and potentially for non-compliance with the WCF regulations for integration. The other non-residential properties in the search ring consist of the undeveloped Chollas Creek Park, which is higher in elevation than Calvary Evangelical, but is currently vacant with plans for a future park. Maintaining the current location at Calvary Evangelical Lutheran Church would not create any new or additional impacts since the facility is completely concealed within the church spire and the equipment is integrated into the architecture of the church building, therefore, this project is appropriate at this location.

BE IT FURTHER RESOLVED that, based on the findings hereinbefore adopted by the Hearing Officer, Conditional Use Permit No. 1703994 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. 1703994, a copy of which is attached hereto and made a part hereof.

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Karen Lynch  
Development Project Manager  
Development Services

Adopted on: June 22, 2016

IO#: 24005898

3-3-16

**RECORDING REQUESTED BY**  
CITY OF SAN DIEGO  
DEVELOPMENT SERVICES

**WHEN RECORDED MAIL TO**  
**PROJECT MANAGEMENT**  
**PERMIT CLERK**  
**MAIL STATION 501**

SPACE ABOVE THIS LINE FOR RECORDER'S USE

INTERNAL ORDER NUMBER: 24005898

**CONDITIONAL USE PERMIT NO. 1703994**  
**T-MOBILE CALVARY EVANGELICAL**  
**PROJECT NO. 425462**  
**HEARING OFFICER**

This Conditional Use Permit No. 1703994 is granted by the Hearing Officer of the City of San Diego to Calvary Evangelical Lutheran Church, Owner, and T-Mobile USA, Inc., Permittee, pursuant to San Diego Municipal Code [SDMC] section 141.0420 and 126.0303. The 2.12-acre site is located at 3060 54<sup>th</sup> Frontage Street in the RS-1-7 zone of the Mid City Communities Eastern Area Neighborhood. The project site is legally described as: That portion of the Southerly 200 feet of the Northwest Quarter of Section 34, Township 16 south, Range 2 West, San Bernardino Meridian, Rancho Mission of San Diego, said portion lying Westerly of 54<sup>th</sup> Street as established by Deed to the City of San Diego, recorded May 11, 1927 in Book 1309 Page 460 of Deeds and lying Easterly of the Southerly prolongation of the Westerly line of 53<sup>rd</sup> Street, Map of Furlow Heights Unit No. 1, according to the Map 2504, filed in the Office of the Recorder of San Diego County August 31, 1948, said Southerly 200 feet being measured normal to the Southerly line of said Northwest Quarter.

Subject to the terms and conditions set forth in this Permit, permission is granted to Owner/Permittee for a Wireless Communication Facility described and identified by size, dimension, quantity, type, and location on the approved exhibits [Exhibit "A"] dated June 22, 2016, on file in the Development Services Department.

The project shall include:

- a. Three panel antennas concealed within an existing 80-foot church monument tower with associated equipment located within an existing 208-square-foot equipment enclosure;
- b. Every aspect of this project is considered an element of concealment including (but not limited to) the dimensions, build and scale, color, materials and texture. Any future modifications to this permit/project must not defeat concealment.

- 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 July 6, 2016.
2. The project complies with the Telecommunication Facility Guidelines as a Complete Concealment Facility and as a result, the permit will not contain an expiration date. It is the responsibility of the wireless carrier and owner(s) to maintain the appearance of the approved facility to condition set forth in this permit unless the site is removed and restored to its original condition. Code compliance shall be notified if the appearance or the scope of the project has changed without the approval of the City Manager.
3. This permit is not valid 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.
4. 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.
5. 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.
6. The continued use of this Permit shall be subject to the regulations of this and any other applicable governmental agency.
7. 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.).

8. 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.

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

**PLANNING/DESIGN REQUIREMENTS:**

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

11. All facilities and related equipment shall be: maintained in good working order; free from trash, debris, graffiti; and designed to discourage vandalism. Any damaged equipment shall be repaired or replaced within thirty (30) calendar days of notification by the City of San Diego.

12. 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 requiring the removal and the restoration of this site to its original condition.

13. 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.

14. The approved antenna dimensions are 59" x 11.9" x 6.3" as illustrated on the Exhibit "A" dated June 22, 2016. Replacement of the antennas may occur in the future, subject to the Owner/Permittee notifying the Development Services Department prior to the replacement of the antennas and subject to the provision of providing an updated Radio Frequency (RF) report demonstrating compliance with the Federal Communication Commission's regulations in accordance with SDMC Section 141.0420(b)(1)(A) to the satisfaction of the Development Services Department.

15. The WCF shall conform to Exhibit "A" (consisting of the stamped approved plans and approved photosimulations) prior to receiving final inspection approval.

16. The accuracy and validity of the RF Compliance Report, submitted by the Permittee, shall be assured while the WCF is in operation.

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. The Permittee shall place appropriate signage on the WCF as required by CAL-OSHA/FCC to the satisfaction of the Development Services Department.

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

**INFORMATION ONLY:**

- The issuance of this discretionary use permit alone does not allow the immediate commencement or continued operation of the proposed use on site. The operation allowed by this discretionary use permit may only begin or recommence after all conditions listed on this permit are fully completed and all required ministerial permits have been issued and received final inspection.
- A "Telecom Planning Inspection" will be required prior to Final Clearance from the City's Building Inspector to ensure compliance with the approved plans, exhibits, 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 WCF. Please request the telecom inspection at least five working days ahead of the requested 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.
- This development may be subject to impact fees at the time of construction permit issuance.

APPROVED by the Hearing Officer of the City of San Diego on June 22, 2016 by Resolution No. -

\_\_\_\_\_.

DRAFT

Permit Type/PTS Approval No.: Conditional Use Permit No. 1703994  
Date of Approval: June 22, 2016

AUTHENTICATED BY THE CITY OF SAN DIEGO DEVELOPMENT SERVICES DEPARTMENT

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Karen Lynch  
Development Project Manager

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

DRAFT

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**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.

**Calvary Evangelical Lutheran Church**  
Owner

By \_\_\_\_\_  
NAME:  
TITLE:

**T-Mobile USA, Inc.**  
Permittee

By \_\_\_\_\_  
NAME:  
TITLE:

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

DRAFT

NOTICE OF EXEMPTION

(Check one or both)

TO:  Recorder/County Clerk  
P.O. Box 1750, MS A-33  
1600 Pacific Hwy, Room 260  
San Diego, CA 92101-2400

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 Name:** T-Mobile Calvary Evangelical

**Project No.** 425462

**Project Location-Specific:** 3060 54<sup>th</sup> Street, San Diego, CA 92105

**Project Location-City/County:** San Diego/San Diego

**Description of nature and purpose of the Project:** The proposed Conditional Use Permit (CUP) would allow for an existing Wireless Communication Facility (WCF) consisting of 3 antennas located within an 80-foot tall church monument tower with associated equipment located within a 216-square-foot equipment enclosure. The project is designated Residential (6-10 du/ac) and it is zoned RS-1-7.

**Name of Public Agency Approving Project:** City of San Diego

**Name of Person or Agency Carrying Out Project:** Joseph Rose  
T-Mobile West LLC  
10509 Vista Sorrento Parkway  
San Diego, CA 92121  
858-334-6112

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)

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, a CUP for an existing WCF, is not an expansion of use. No environmental impacts were identified for the proposed project. Additionally, none of the exceptions described in CEQA Guidelines Section 15300.2 apply.

Lead Agency Contact Person: Anna L. McPherson AICP

Telephone: (619) 446-5276

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a notice of exemption been filed by the public agency approving the project?  Yes  No

It is hereby certified that the City of San Diego has determined the above activity to be exempt from CEQA



/Senior Planner

May 9, 2016

Signature/Title

Date

Check One:

Signed By Lead Agency

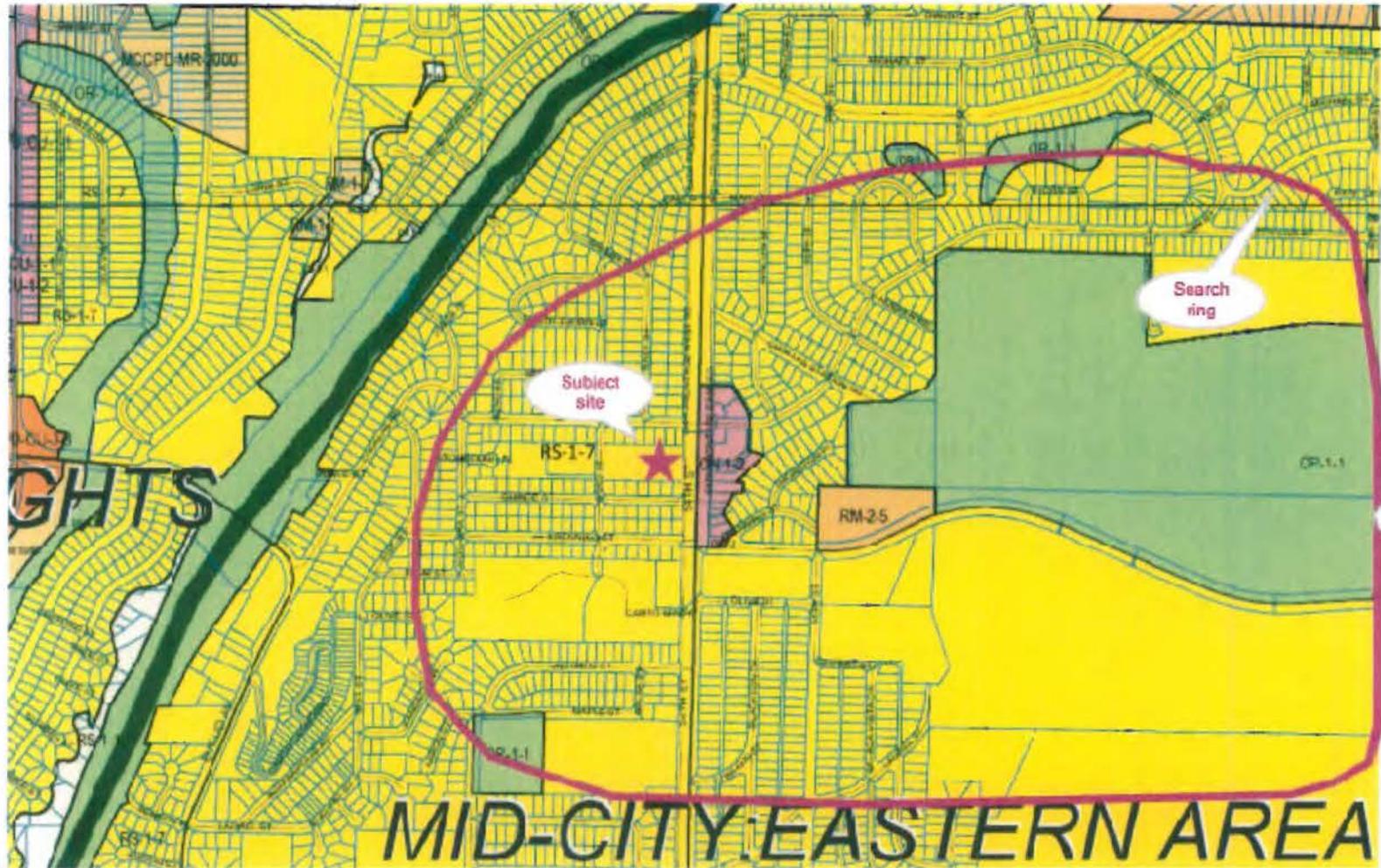
Signed by Applicant

Date Received for Filing with County Clerk or OPR:



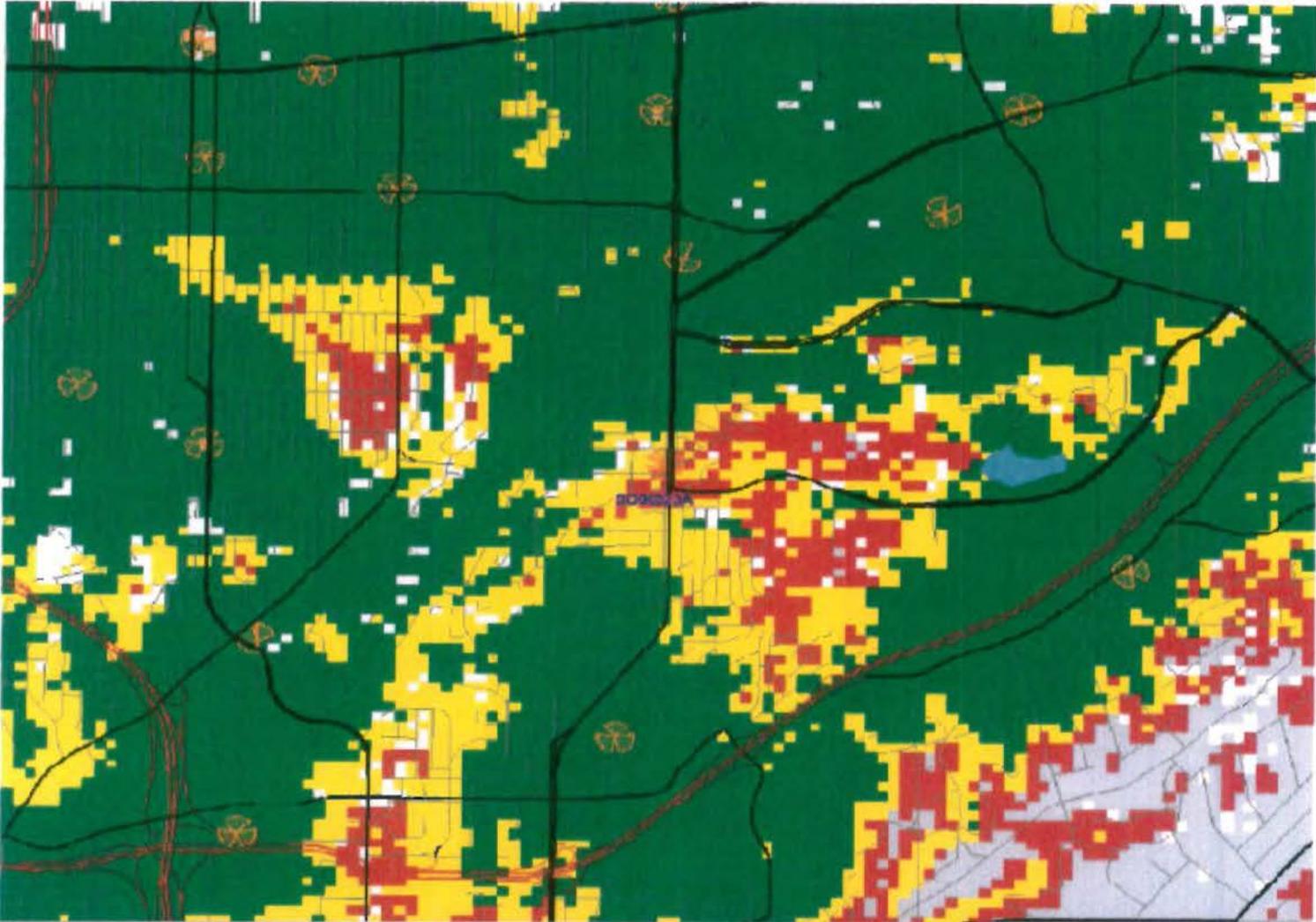
Justification Map - zoning base map

SD06823A, Faith on 54th, 3060 54th St., San Diego



SEARCH RING

SITE WITHOUT COVERAGE

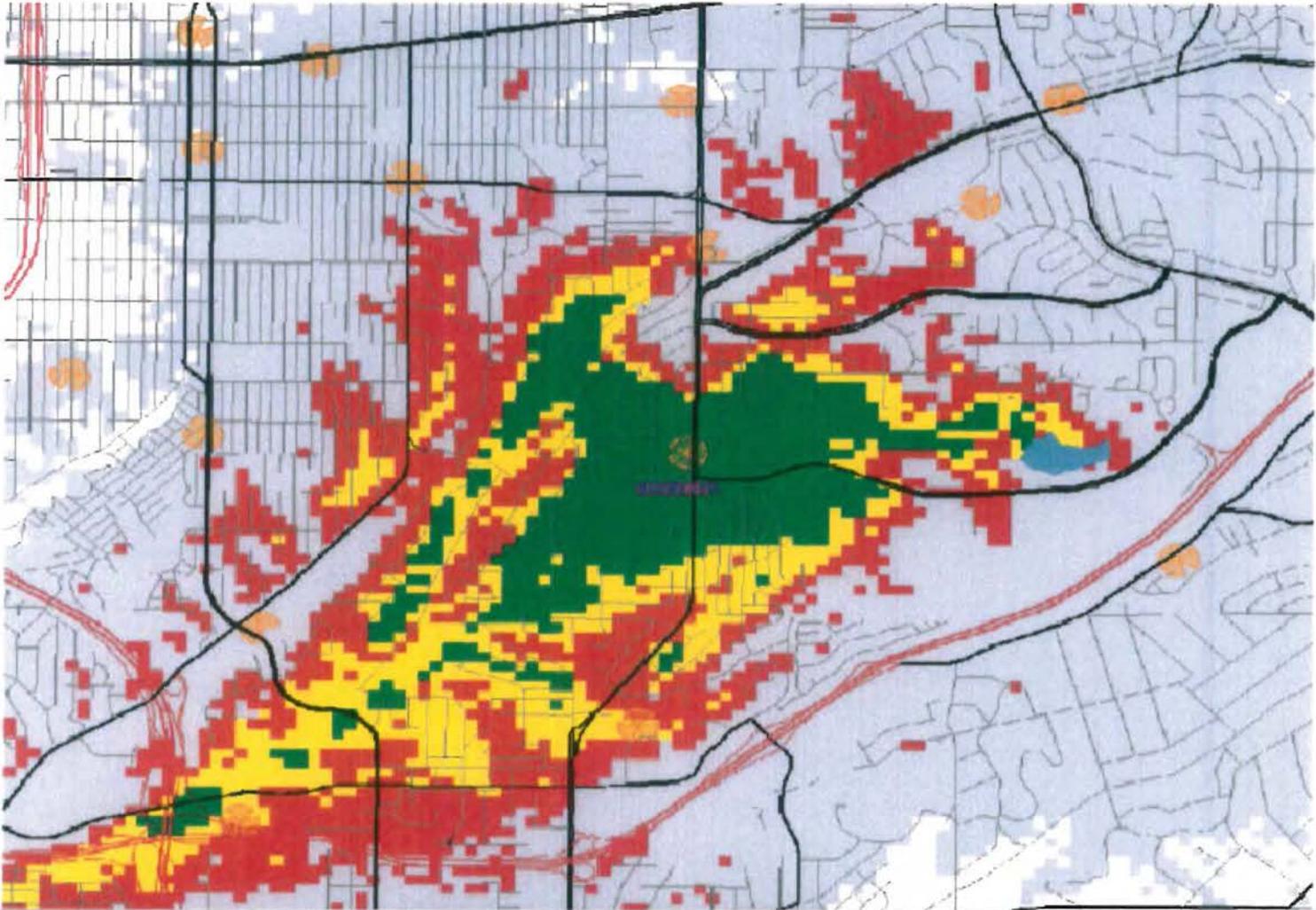


2

● Excellent ● Good ● Poor



SITE WITH COVERAGE



Excellent Good Poor

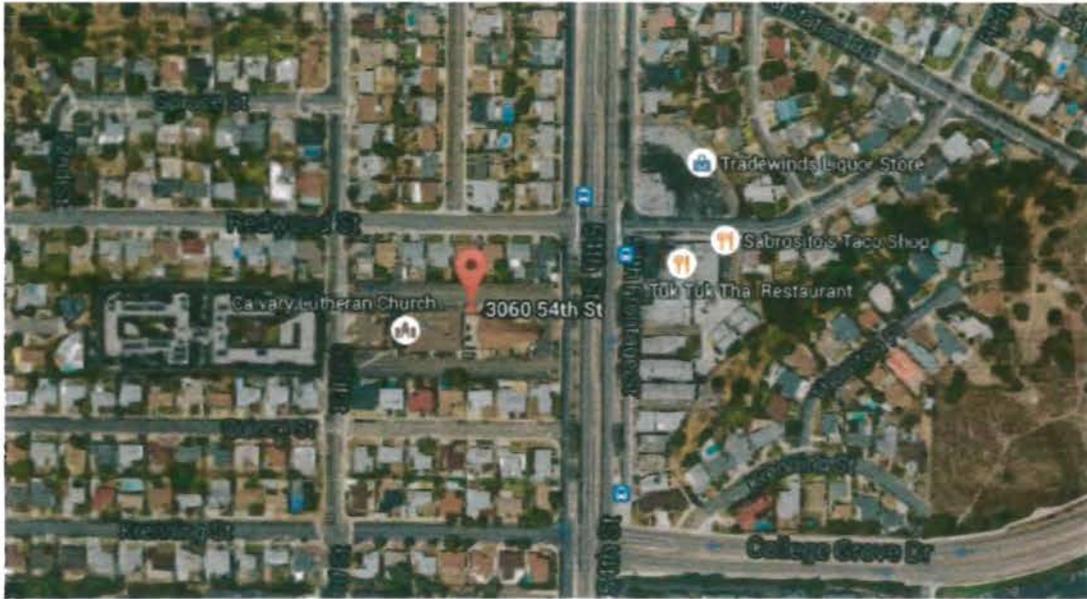
3





**T-Mobile**  
**Photo Survey: 3060 54th St.**  
**T-Mobile site SD06823A Faith on 54th**

Key Map



View of site looking south from 54<sup>th</sup> St. Frontage





Looking northwest at site from 54<sup>th</sup> St. frontage



Looking north at site from 54<sup>th</sup> St. frontage





T-Mobile

Looking northeast at site from 53<sup>rd</sup> St.



Looking southeast at site from 53<sup>rd</sup> St.





View from site facing north along 54<sup>th</sup> St. frontage



View from site facing northeast along 54<sup>th</sup> St.





View from site facing east across 54<sup>th</sup> St.



View from site facing south along 54<sup>th</sup> St.





View from site facing south along 54<sup>th</sup> St. frontage



View from site facing west towards 53<sup>rd</sup> St.





**EASTERN AREA COMMUNITIES PLANNING COMMITTEE**  
**Holy Spirit Catholic Church, Parish Hall – 2725 55<sup>th</sup> Street, San Diego, CA 92105**  
**March 8, 2016 Final Minutes**

Meeting called to order by Chair Pro-Tem Anne Schoeller, noting a quorum consisting of Denise Armijo, Gawain Tomlinson, Mario Ingrassi, Andy Huelskamp, Marie Grace, Taina Olason, Sidney Michaels, Daniele Laman.

**Public Comment:**

Jeff Marston with the Citizens Plan for San Diego requested he be added to the April agenda.

**Adoption of Agenda:**

The agenda was unanimously adopted.

**Council and Representative Reports:**

Janelle Jackson, with State Assemblywoman Shirley Weber's office, announced a Youth Advisory Meeting March 13, 1pm, at Malcolm X Library. Also, there will be a Senior Scam Stoppers presentation at the La Mesa Senior Center on April 13.

Daniele asked that the minutes show that there was no representative from District 4.

**Review of Renewal of T-Mobile Wireless Telecommunications at Calvary Lutheran Church at 3060 54<sup>th</sup> Street:**

Christopher Ford, Authorized Agent for T-Mobile, presented material about the two locations requesting renewal of the NUPs. Mario moved and Andy seconded that we renew the permit. The vote was 8, 0, 1.

**Review of Renewal of T-Mobile Wireless Telecommunications at Redwood Standpipe Water Tank:**

Mario moved and Taina seconded that we recommend 25% of monies received go to Redwood Village and 25% go to Darnall School. The vote was 7, 1, with 1 abstention.

**Review Plans for Creative Child Care at 6064 University Avenue:**

Marie moved and Denise seconded that we request plans for fencing, landscaping & shade trees. The vote was unanimous.

**Treasurers Report:**

Andy Huelskamp reported there was no change to the account balance.

**Correction and Approval of Minutes:**

Andy moved and Daniele seconded approval of the February minutes with the following changes: Add that Janelle Jackson was at the meeting to announce Woman of the Year nominations; Daniele noted that Sidney's last name be changed to Michaels; Betty resigned from Eastern Area; Earl has missed three meetings in a row. Five voted to approve.

**Election Committee:**

Daniele was included on ballot upon receipt of letter stating she is on Chollas Lake Little League. Daniele was unanimously voted in which fulfilled the 2/3 requirement. All were unanimously voted in except for Earl, who received 5 Yes, 4 No.

**Parks:**

Denise received an email from Brian Anthony regarding a cost estimate for Clay Park. Chollas Lake and Colina Parks will hold an Easter Egg Hunt at Colina on March 19. Andy emailed a proposed ordinance to the board to have the lake restriction on fishing for youth 15 and below. After signatures, it will be forwarded to the mayor. Daniele announced that Little League opening day is Saturday, March 12.

**Bike Path:**

Mario announced that the transportation meeting re bike lanes is tomorrow evening.

**Misc:**

Denise announced that a gentleman from the S.D. Police Museum was at the Rolando Community Council meeting to discuss a plan for a memorial for the PSA flight that went down in San Diego. April 2 & 3 there will be native garden tours in San Diego. Go to [gardennative.org](http://gardennative.org) for more information.

Mario asked about the Care Facility. Daniele said we recommended denial.

Reverend Richard, of Calvary Lutheran Church, said that the Lutheran Church next door to the College-Rolando Library is empty. His synod is recommending selling the property and giving the city first right of refusal. The Verizon antenna installation will be starting soon.

**For the Good of the Order and Adjournment:**

The Chair asked for the meeting to adjourn at 8:20pm. Approved unanimously.

Respectfully submitted — Marie Grace, March 8, 2016



City of San Diego  
**Development Services**  
 1222 First Ave., MS-302  
 San Diego, CA 92101  
 (619) 446-5000

# Ownership Disclosure Statement

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

**Project Title**

T-Mobile Site # SD06823A - renewal of existing permit

**Project No. For City Use Only**

425462

**Project Address:**

3060 54th St

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

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

**Additional pages attached**  Yes  No

Name of Individual (type or print):

Owner  Tenant/Lessee  Redevelopment Agency

Street Address:

City/State/Zip:

Phone No:

Fax No:

Signature :

Date:

Name of Individual (type or print):

Owner  Tenant/Lessee  Redevelopment Agency

Street Address:

City/State/Zip:

Phone No:

Fax No:

Signature :

Date:

Name of Individual (type or print):

Owner  Tenant/Lessee  Redevelopment Agency

Street Address:

City/State/Zip:

Phone No:

Fax No:

Signature :

Date:

Name of Individual (type or print):

Owner  Tenant/Lessee  Redevelopment Agency

Street Address:

City/State/Zip:

Phone No:

Fax No:

Signature :

Date:

Project Title:	Project No. (For City Use Only)
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**Part II - To be completed when property is held by a corporation or partnership**

**Legal Status (please check):**

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

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

Corporate/Partnership Name (type or print):  
**CALVARY EVANGELICAL LUTHERAN CHURCH**

Owner  Tenant/Lessee

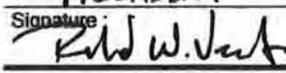
Street Address:  
**3060 54th STREET**

City/State/Zip:  
**SAN DIEGO, CA 92105**

Phone No: **619.582.5581** Fax No: **- SAME -**

Name of Corporate Officer/Partner (type or print):  
**RICHARD W. VEVIA, JR.**

Title (type or print):  
**PRESIDENT**

Signature:  Date: \_\_\_\_\_

Corporate/Partnership Name (type or print):

Owner  Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: \_\_\_\_\_ Fax No: \_\_\_\_\_

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

Title (type or print):

Signature : \_\_\_\_\_ Date: \_\_\_\_\_

Corporate/Partnership Name (type or print):

Owner  Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: \_\_\_\_\_ Fax No: \_\_\_\_\_

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

Title (type or print):

Signature : \_\_\_\_\_ Date: \_\_\_\_\_

Corporate/Partnership Name (type or print):

Owner  Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: \_\_\_\_\_ Fax No: \_\_\_\_\_

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

Title (type or print):

Signature : \_\_\_\_\_ Date: \_\_\_\_\_

Corporate/Partnership Name (type or print):

Owner  Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: \_\_\_\_\_ Fax No: \_\_\_\_\_

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

Title (type or print):

Signature : \_\_\_\_\_ Date: \_\_\_\_\_

Corporate/Partnership Name (type or print):

Owner  Tenant/Lessee

Street Address:

City/State/Zip:

Phone No: \_\_\_\_\_ Fax No: \_\_\_\_\_

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

Title (type or print):

Signature : \_\_\_\_\_ Date: \_\_\_\_\_

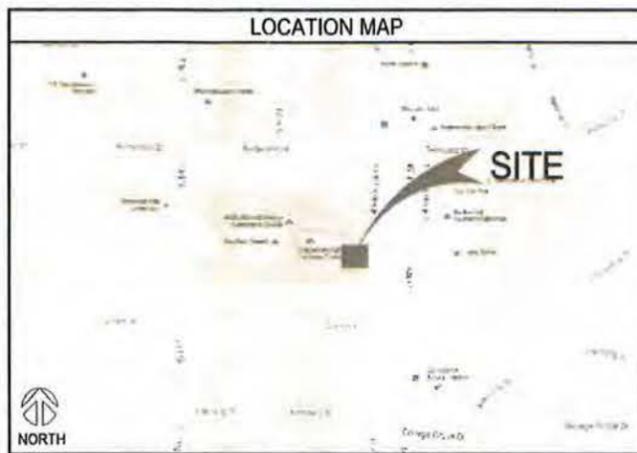
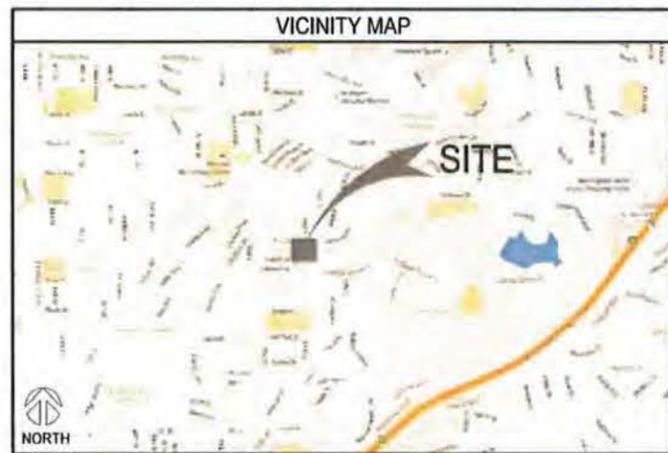


**SITE NUMBER:** SD06823A  
**SITE NAME:** CALVARY LUTHERAN  
**ADDRESS:** 3060 54TH STREET  
 SAN DIEGO, CA 92105  
**COUNTY:** SAN DIEGO  
**PROJECT:** HANDOFF



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.

PROJECT INFORMATION	
<b>SITE NAME:</b>	CALVARY LUTHERAN
<b>SITE NUMBER:</b>	SD06823A
<b>SITE ADDRESS:</b>	3060 54TH STREET SAN DIEGO, CA 92105
<b>JURISDICTION:</b>	CITY OF SAN DIEGO
<b>COUNTY:</b>	SAN DIEGO
<b>LATITUDE:</b>	32.737
<b>LONGITUDE:</b>	-117.07995
<b>CONSTRUCTION TYPE:</b>	N/A
<b>A.P.N.:</b>	477-313-09-00
<b>ZONING CLASSIFICATION:</b>	RS-1-7
<b>PROPOSED USE:</b>	UNMANNED TELECOMMUNICATION FACILITY
<b>LANDLORD CONTACT:</b>	CALVARY EVANGELICAL LUTHERAN CHURCH 3060 5TH STREET SAN DIEGO, CA 92105 RICHARD W. VEVA, JR. (PASTOR) (619) 582-5581
<b>T-MOBILE PROJECT MANAGER:</b>	JOSEPH ROSE (858) 334-6112 JOSEPH.ROSE41@T-MOBILE.COM
<b>APPLICANT:</b>	SAC WIRELESS ON BEHALF OF T-MOBILE DAIL RICHARD PHONE: (858) 200-6541 EMAIL: dail.richard@sacw.com



DRAWING INDEX	
SHEET	DESCRIPTION
T-1	TITLE SHEET
T-2	GENERAL NOTES
T-3	GENERAL NOTES
T-4	REFERENCED DOCUMENTS, SIGNAGE, & ABBREVIATIONS
A-1	OVERALL SITE PLAN
A-2	ENLARGED SITE PLAN
A-3	EXISTING ANTENNA PLAN, MOUNTING DETAIL & SCHEDULE
A-4	EXISTING EQUIPMENT PLAN
A-5	EXISTING NORTH & EAST ELEVATIONS
A-6	EXISTING SOUTH & WEST ELEVATIONS
A-7	EQUIPMENT DETAILS & SPECIFICATIONS

REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
0	03/28/16	90% CD's	FR

NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET

SCOPE OF WORK
T-MOBILE PROPOSES TO:
• OBTAIN A CONDITIONAL USE PERMIT FOR AN EXISTING WIRELESS COMMUNICATIONS SITE

LEGAL DESCRIPTION
PARCEL PER RECORD OF SURVEY 11116 IN NORTH WEST QUARTER-SECTION 34, TOWNSHIP 16 NORTH, RANGE 2 WEST (TRACT P80001PG)

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 PROPOSED.

CODE COMPLIANCE
<ul style="list-style-type: none"> <li>2013 CALIFORNIA ENERGY CODE</li> <li>2013 CALIFORNIA BUILDING CODE</li> <li>2013 CALIFORNIA ELECTRICAL CODE</li> <li>2013 CALIFORNIA FIRE CODE</li> <li>2013 CALIFORNIA MECHANICAL CODE</li> <li>2013 CALIFORNIA PLUMBING CODE</li> </ul>

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

DATE: \_\_\_\_\_

CALVARY LUTHERAN  
SD06823A  
3060 54TH STREET  
SAN DIEGO, CA 92105

PROJECT TEAM	
<b>ARCHITECT:</b> 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	<b>ZONING:</b> SAC WIRELESS CHRISTOPHER FORD 5015 SHOREHAM PLACE, STE 150 SAN DIEGO, CA 92122 PHONE: (619) 454-5234 EMAIL: christopher.ford@sacw.com
<b>ENGINEER:</b> SAC WIRELESS TAHZAY RAMIREZ, P.E. 5015 SHOREHAM PLACE, STE 150 SAN DIEGO, CA 92122 PHONE: (619) 736-3766 X114 EMAIL: tahzay.ramirez@sacw.com	<b>RF ENGINEER:</b> T-MOBILE USA MUSTAFA AJMAL 10509 VISTA SORRENTO PKWY STE 206 SAN DIEGO, CA 92121 PHONE: - EMAIL: -
<b>PLANNING CONSULTANT:</b> SAC WIRELESS DAIL RICHARD 5015 SHOREHAM PLACE, STE 150 SAN DIEGO, CA 92122 PHONE: (858) 200-6541 EMAIL: dail.richard@sacw.com	<b>CONSTRUCTION MANAGER:</b> 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

DRIVING DIRECTIONS
DIRECTIONS FROM: 10509 VISTA SORRENTO PKWY, SAN DIEGO CA 92121
<ol style="list-style-type: none"> <li>HEAD SOUTHEAST ON VISTA SORRENTO PKWY</li> <li>USE THE RIGHT 2 LANES TO TURN RIGHT ONTO SORRENTO VALLEY RD</li> <li>SLIGHT RIGHT ONTO THE INTERSTATE 805 S RAMP</li> <li>MERGE ONTO I-805 S</li> <li>TAKE EXIT 13B FOR HOME AVE</li> <li>TURN LEFT ONTO HOME AVE</li> <li>TURN RIGHT ONTO EUCLID AVE</li> <li>TURN LEFT ONTO CHOLLAS ROAD</li> <li>SLIGHT RIGHT ONTO COLLURA STREET</li> <li>TURN LEFT ONTO REDWOOD STREET</li> <li>DESTINATION WILL BE ON THE RIGHT</li> </ol>

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.

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

SPECIAL NOTES
<ol style="list-style-type: none"> <li>ALL WORK SHALL BE INSTALLED IN CONFORMANCE WITH CURRENT T-MOBILE CONSTRUCTION INSTALLATION GUIDE.</li> <li>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 &amp; CONTRACTOR SHALL NOTIFY ARCHITECT OR ENGINEER OF RECORD IMMEDIATELY.</li> <li>CONTRACTOR SHALL VERIFY ALL PLANS &amp; EXISTING DIMENSIONS &amp; CONDITIONS ON THE JOB SITE &amp; SHALL IMMEDIATELY NOTIFY THE ARCHITECT OR ENGINEER OF RECORD IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.</li> <li>THESE DRAWINGS ARE FULL SIZE &amp; SCALEABLE ON 22"x34" SHEET SIZE &amp; ARE NOT REDUCED IN SIZE.</li> <li>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.</li> </ol>

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.
T-MOBILE PROJECT MANAGER: _____ DATE: _____
T-MOBILE CONSTRUCTION MANAGER: _____ DATE: _____
T-MOBILE RF ENGINEER: _____ DATE: _____
SITE ACQUISITION: _____ DATE: _____
PROPERTY OWNER: _____ DATE: _____
ZONING: _____ DATE: _____

SHEET TITLE  
**TITLE SHEET**

SHEET NUMBER  
**T-1**

**GENERAL NOTES:**

- THIS FACILITY IS EXEMPT FROM HANDICAP REQUIREMENTS PER CBC SECTION 11058.3.4 EXCEPTION #1. THIS FACILITY IS NON-OCCUPIABLE SPACE AND ENTERED ONLY BY SERVICE PERSONNEL.
- ALL WORK SHALL CONFORM TO THE REQUIREMENTS OF THE LOCAL BUILDING CODE, THE LATEST EDITION AND ALL OTHER APPLICABLE CODES AND ORDINANCES.
- CONTRACTOR SHALL CONSTRUCT SITE IN ACCORDANCE WITH THESE DRAWINGS AND CONSTRUCTION SPECIFICATIONS 80-T1196-1 REV H. THE SPECIFICATION IS THE RULING DOCUMENT AND ANY DISCREPANCIES BETWEEN THE SPECIFICATION AND THESE DRAWINGS SHOULD BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO PROCEEDING WITH CONSTRUCTION.
- CONTRACTOR SHALL VISIT THE JOB SITE AND SHALL FAMILIARIZE HIMSELF WITH ALL CONDITIONS AFFECTING THE PROPOSED WORK AND SHALL MAKE PROVISIONS AS TO THE COST THEREOF. CONTRACTOR SHALL BE RESPONSIBLE FOR FAMILIARIZING HIMSELF WITH ALL CONTRACT DOCUMENTS, FIELD CONDITIONS AND DIMENSIONS AND CONFORMING THAT THE WORK MAY BE ACCOMPLISH AS SHOWN PRIOR TO PROCEEDING WITH CONSTRUCTION. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO THE COMMENCEMENT OF WORK. NO COMPENSATION WILL BE AWARDED BASED ON CLAIM OF LACK OF KNOWLEDGE OF FIELD CONDITIONS.
- PLANS ARE NOT TO BE SCALED. THESE PLANS ARE INTENDED TO BE A DIAGRAMMATIC OUTLINE ONLY UNLESS OTHERWISE NOTED. THE WORK SHALL INCLUDE FURNISHING MATERIALS, EQUIPMENT AND APPURTENANCES, AND LABOR NECESSARY TO EFFECT ALL INSTALLATIONS AS INDICATED ON THE DRAWINGS. OWNER PROVIDED MATERIALS WILL INCLUDE THE FOLLOWING, UNLESS NOTED OTHERWISE:
  - TRANSMITTER
  - RF FILTER
  - MFTS RACKS
  - AUXILIARY EQUIPMENT IN MFTS RACK
  - PUMP ASSEMBLY
  - HEAT EXCHANGE
  - HOSE AND HOSE MANIFOLD (ANY COPPER OR STEEL SECTION PROVIDED BY CONTRACTOR)
  - UHF ANTENNA AND MOUNTING BRACKET, GPS ANTENNA AND KU ANTENNAS
  - UHF COAX AND HANGERS
  - 480-208 & 208-400 ELECTRICAL TRANSFORMER (RE: E-2 FOR SPECIALIZED TRANSFORMER PROVIDED BY CONTRACTOR)
  - AUTOMATIC TRANSFER SWITCH AND GENERATOR
  - EQUIPMENT SHELTER (SHELTER FURNISH IN FACTORY W/HVAC EQUIPMENT AND ELECTRICAL DISTRIBUTION PANEL)
  - INTEGRATED LOAD CENTER
- DIMENSIONS SHOWN ARE TO FINISH SURFACES UNLESS OTHERWISE NOTED. SPACING BETWEEN EQUIPMENT IS REQUIRED CLEARANCE. THEREFORE, IT IS CRITICAL TO FIELD VERIFY DIMENSIONS, SHOULD THERE BE ANY QUESTIONS REGARDING THE CONTRACT DOCUMENTS, EXISTING CONDITIONS AND/OR DESIGN INTENT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING THE WORK.
- DETAILS ARE INTENDED TO SHOW DESIGN INTENT. MODIFICATIONS MAY BE REQUIRED TO SUIT JOB DIMENSIONS OR CONDITIONS, AND SUCH MODIFICATIONS SHALL BE INCLUDED AS PART OF THE WORK.
- CONTRACTOR SHALL RECEIVE CLARIFICATION IN WRITING, AND SHALL RECEIVE IN WRITING AUTHORIZATION TO PROCEED BEFORE STARTING WORK ON ANY ITEMS NOT CLEARLY DEFINED OR IDENTIFIED BY THE CONTRACT DOCUMENT.
- CONTRACTOR SHALL SUPERVISE AND DIRECT THE WORK USING THE BEST CONSTRUCTION SKILLS AND ATTENTION. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES AND FOR COORDINATING ALL PORTIONS OF THE WORK UNDER CONTRACT, UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL BE RESPONSIBLE FOR THE SAFETY OF THE WORK AREA, ADJACENT AREAS AND BUILDING OCCUPANTS THAT ARE LIKELY TO BE AFFECTED BY THE WORK UNDER THIS CONTRACT. WORK SHALL CONFORM TO ALL OSHA REQUIREMENTS.
- CONTRACTOR SHALL COORDINATE HIS WORK WITH THE SUPERINTENDENT OF THE BUILDING & GROUNDS & SCHEDULE HIS ACTIVITIES AND WORKING HOURS IN ACCORDANCE WITH THE REQUIREMENTS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING HIS WORK WITH THE WORK OF OTHERS AS IT MAY RELATE TO RADIO EQUIPMENT, ANTENNAS AND ANY OTHER PORTIONS OF THE WORK.
- INSTALL ALL EQUIPMENT AND MATERIAL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS UNLESS SPECIFICALLY OTHERWISE INDICATED OR WHERE LOCAL CODES OR REGULATIONS TAKE PRECEDENCE.
- MAKE NECESSARY PROVISIONS TO PROTECT EXISTING SURFACE, EQUIPMENT, IMPROVEMENTS, PIPING, ETC. AND IMMEDIATELY REPAIR ANY DAMAGE THAT OCCURS DURING CONSTRUCTION.
- IN DRILLING HOLES INTO CONCRETE WHETHER FOR FASTENING OR ANCHORING PURPOSES, OR PENETRATIONS THROUGH THE FLOOR FOR CONDUIT RUNS, PIPE RUNS, ETC., IT MUST BE CLEARLY UNDERSTOOD THAT REINFORCING STEEL SHALL NOT BE DRILLED INTO, CUT OR DAMAGED UNDER ANY CIRCUMSTANCES (UNLESS NOTED OTHERWISE). LOCATIONS OF REINFORCING STEEL ARE NOT DEFINITELY KNOWN AND THEREFORE MUST BE SEARCHED FOR BY APPROPRIATE METHODS AND EQUIPMENT.
- REPAIR ALL EXISTING WALL SURFACE DAMAGED DURING CONSTRUCTION SUCH THAT THEY MATCH AND BLEND IN WITH ADJACENT SURFACE.
- SEAL PENETRATION THROUGH FIRE RATED AREAS WITH U.L. LISTED AND FIRE CODE APPROVED MATERIALS.
- KEEP CONTRACT AREA CLEAN, HAZARD FREE, AND DISPOSE OF ALL DIRT, DEBRIS, AND RUBBISH. EQUIPMENT NOT SPECIFIED AS REMAINING ON THE PROPERTY OF THE OWNER SHALL BE REMOVED. LEAVE PREMISES IN CLEAN CONDITIONS AND FREE FROM PAINT SPOT, DUST, OR SMUDGES OF ANY NATURE. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL ITEMS UNTIL COMPLETION OF CONSTRUCTION.
- MINIMUM BEND RADIUS OF ANTENNA CABLE SHALL BE IN ACCORDANCE WITH CABLE MANUFACTURER'S RECOMMENDATIONS.
- DAMAGE TO EXISTING STRUCTURES AND/OR UTILITIES RESULTING FROM CONTRACTORS NEGLIGENCE SHALL BE REPAIRED AND/OR REPLACED TO THE OWNERS SATISFACTION AT NO ADDITIONAL COST TO THE CONTRACT.
- ALL CONSTRUCTION IS TO ADHERE TO T-MOBILE'S INTEGRATED CONSTRUCTION STANDARDS UNLESS CALIFORNIA CODE IS MORE STRINGENT.
- THE INTENT OF THE PLANS AND SPECIFICATIONS IS TO PERFORM THE CONSTRUCTION IN ACCORDANCE WITH THE CALIFORNIA BUILDING STANDARDS CODE, TITLE 19 AND 24, CALIFORNIA CODE REGULATIONS. SHOULD ANY CONDITIONS DEVELOP NOT COVERED BY THE APPROVED PLANS AND SPECIFICATIONS WHEREIN THE FINISH WORK WILL NOT COMPLY WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS, A CHANGE ORDER DETAILING AND SPECIFYING THE REQUIRED WORK SHALL BE SUBMITTED TO AND APPROVED BY THE JURISDICTION BEFORE PROCEEDING WITH THE WORK.

**SITE WORK NOTES:**

- DO NOT SCALE BUILDING DIMENSIONS FROM DRAWINGS.
- SIZE, LOCATION, AND TYPE OF ANY UNDERGROUND UTILITIES OR IMPROVEMENTS SHALL BE ACCURATELY NOTED AND PLACED ON AS-BUILT DRAWINGS BY GENERAL CONTRACTOR AND ISSUED TO ARCHITECT/ENGINEER AT COMPLETION OF PROJECT.
- ALL EXISTING UTILITIES, FACILITIES, CONDITIONS AND THEIR DIMENSIONS SHOWN ON PLANS HAVE BEEN

PLOTTED FROM AVAILABLE RECORDS. THE ENGINEER AND OWNER ASSUME NO RESPONSIBILITY WHATSOEVER AS TO THE SUFFICIENCY OR ACCURACY OF THE INFORMATION SHOWN ON THE PLANS OR THE MANNER OF THEIR REMOVAL OR ADJUSTMENT. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL EXISTING UTILITIES AND FACILITIES PRIOR TO START OF CONSTRUCTION. CONTRACTOR SHALL ALSO OBTAIN FROM EACH UTILITY COMPANY DETAILED INFORMATION RELATIVE TO WORK SCHEDULES AND METHODS OF REMOVING OR ADJUSTING EXISTING UTILITIES.

- CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES BOTH HORIZONTAL AND VERTICALLY PRIOR TO START OF CONSTRUCTION. ANY DISCREPANCIES OR DOUBTS AS TO THE INTERPRETATION OF PLANS SHALL BE IMMEDIATELY REPORTED TO THE ARCHITECT/ENGINEER FOR RESOLUTION AND INSTRUCTION, AND NO FURTHER WORK SHALL BE PERFORMED UNTIL THE DISCREPANCY IS CHECKED AND CORRECTED BY THE ARCHITECT/ENGINEER. FAILURE TO SECURE SUCH INSTRUCTION MEANS CONTRACTOR WILL HAVE WORKED AT HIS/HER OWN RISK AND EXPENSE. CONTRACTOR SHALL CALL LOCAL DIGGER HOT LINE FOR UTILITY LOCATIONS 48 HOURS PRIOR TO START OF CONSTRUCTION.
- CONTRACTOR SHALL CLEAN ENTIRE SITE AFTER CONSTRUCTION SUCH THAT NO PAPER, TRASH, WEEDS, BRUSH OR ANY OTHER DEPOSITS WILL REMAIN. ALL MATERIALS COLLECTED DURING CLEANING OPERATIONS SHALL BE DISPOSED OF OFF-SITE BY THE GENERAL CONTRACTOR.
- ALL SITE WORK SHALL BE CAREFULLY COORDINATED BY THE GENERAL CONTRACTOR WITH LOCAL UTILITY COMPANY, TELEPHONE COMPANY, AND ANY OTHER UTILITY COMPANIES HAVING JURISDICTION OVER THIS LOCATION.

**FIRE DEPARTMENT NOTES:**

- ALL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES SHALL BE CONSTRUCTED SO AS TO MAINTAIN AN EQUAL OR GREATER FIRE RATING.
- DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME-RETARDANT CONDITION. [CFC 807.1.2]
- CONTRACTOR SHALL VERIFY IN FIELD THE EXISTENCE OR INSTALLATION OF A FIRE EXTINGUISHER WITH A MINIMUM RATING OF 2A-10BC, WITH A CHARGE STATUS ACCEPTABLE TO THE LOCAL FIRE AUTHORITY HAVING JURISDICTION

**ELECTRICAL NOTES:**

- ELECTRICAL CONTRACTOR SHALL SUPPLY AND INSTALL ANY/ALL ELECTRICAL WORK INDICATED. ANY/ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH DRAWINGS AND ANY/ALL APPLICABLE SPECIFICATIONS. IF ANY PROBLEMS ARE ENCOUNTERED BY COMPLYING WITH THESE REQUIREMENTS, CONTRACTOR SHALL NOTIFY 'CONSTRUCTION MANAGER' AS SOON AS POSSIBLE, AFTER THE DISCOVERY OF THE PROBLEMS, AND SHALL NOT PROCEED WITH THAT PORTION OF WORK, UNTIL THE 'CONSTRUCTION MANAGER' HAS DIRECTED THE CORRECTIVE ACTIONS TO BE TAKEN.
- ELECTRICAL CONTRACTOR SHALL VISIT THE JOB SITE AND FAMILIARIZE HIMSELF WITH ANY/ALL CONDITIONS AFFECTING ELECTRICAL AND COMMUNICATION INSTALLATION AND MAKE PROVISIONS AS TO THE COST THEREOF. ALL EXISTING CONDITIONS OF ELECTRICAL EQUIP., LIGHT FIXTURES, ETC., THAT ARE PART OF THE FINAL SYSTEM, SHALL BE VERIFIED BY THE CONTRACTOR, PRIOR TO THE SUBMITTING OF HIS BID. FAILURE TO COMPLY WITH THIS PARAGRAPH WILL IN NO WAY RELIEVE CONTRACTOR OF PERFORMING ALL WORK NECESSARY FOR A COMPLETE AND WORKING SYSTEM.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITION OF THE CEC AND ALL CODES AND LOCAL ORDINANCES OF THE LOCAL POWER & TELEPHONE COMPANIES HAVING JURISDICTION.
- DO NOT SCALE ELECTRICAL DRAWINGS, REFER TO SITE PLANS AND ELEVATIONS FOR EXACT LOCATIONS OF ALL EQUIPMENT, AND CONFIRM WITH 'CONSTRUCTION MANAGER' ANY SIZES AND LOCATIONS WHEN NEEDED.
- EXISTING SERVICES: CONTRACTOR SHALL NOT INTERRUPT EXISTING SERVICES WITHOUT WRITTEN PERMISSION OF THE OWNER.
- CONTRACTOR SHALL PAY FOR ANY/ALL PERMITS, FEES, INSPECTIONS AND TESTING. CONTRACTOR IS TO OBTAIN PERMITS AND APPROVED SUBMITTALS PRIOR TO THE WORK BEGINNING OR ORDERING EQUIPMENT.
- THE TERM "PROVIDE" USED IN CONSTRUCTION DOCUMENTS AND SPECIFICATIONS, INDICATES THAT THE CONTRACTOR SHALL FURNISH AND INSTALL.
- CONTRACTOR SHALL CONFIRM WITH LOCAL UTILITY COMPANY ANY/ALL REQUIREMENTS SUCH AS THE: LUG SIZE RESTRICTIONS, CONDUIT ENTRY, SIZE OF TRANSFORMERS, SCHEDULED DOWNTIME FOR THE OWNERS' CONFIRMATION, ETC... ANY/ALL CONFLICTS SHALL BE BROUGHT TO THE ATTENTION OF THE CONSTRUCTION MANAGER, PRIOR TO BEGINNING ANY WORK.
- MINIMUM WIRE SIZE SHALL BE #12 AWG, NOT INCLUDING CONTROL WIRING, UNLESS NOTED OTHERWISE. ALL CONDUCTORS SHALL BE COPPER WITH THWN INSULATION.
- OUTLET BOXES SHALL BE PRESSED STEEL IN DRY LOCATIONS, CAST ALLOY WITH THREADED HUBS IN WET/DAMP LOCATIONS AND SPECIAL ENCLOSURES FOR OTHER CLASSIFIED AREAS.
- IT IS NOT THE INTENT OF THESE PLANS TO SHOW EVERY MINOR DETAIL OF THE CONSTRUCTION. CONTRACTOR IS EXPECTED TO FURNISH AND INSTALL ALL ITEMS FOR A COMPLETE ELECTRICAL SYSTEM AND PROVIDE ALL REQUIREMENTS FOR THE EQUIPMENT TO BE PLACED IN PROPER WORKING ORDER.
- ELECTRICAL SYSTEM SHALL BE AS COMPLETELY AND EFFECTIVELY GROUNDED, AS REQUIRED BY SPECIFICATIONS, SET FORTH BY T-MOBILE AND CEC ARTICLE 250.
- ALL WORK SHALL BE PERFORMED BY A LICENSED ELECTRICAL CONTRACTOR IN A FIRST CLASS, WORKMANLIKE MANNER. THE COMPLETED SYSTEM SHALL BE FULLY OPERATIVE AND SUBJECT TO REGULATORY INSPECTION AND APPROVAL BY CONSTRUCTION MANAGER.
- ALL WORK SHALL BE COORDINATED WITH OTHER TRADES TO AVOID INTERFERENCE WITH THE PROGRESS OF CONSTRUCTION.
- CONTRACTOR SHALL GUARANTEE ANY/ALL MATERIALS AND WORK FREE FROM DEFECTS FOR A PERIOD OF NOT LESS THAN ONE YEAR FROM DATE OF ACCEPTANCE.
- THE CORRECTION OF ANY DEFECTS SHALL BE COMPLETED WITHOUT ANY ADDITIONAL CHARGE AND SHALL INCLUDE THE REPLACEMENT OR THE REPAIR OF ANY OTHER PHASE OF THE INSTALLATION, WHICH MAY HAVE BEEN DAMAGED THEREIN.
- ADEQUATE AND REQUIRED LIABILITY INSURANCE SHALL BE PROVIDED FOR PROTECTION AGAINST PUBLIC LOSS AND ANY/ALL PROPERTY DAMAGE FOR THE DURATION OF WORK.
- PROVIDE AND INSTALL CONDUIT, CONDUCTORS, PULL WIRES, BOXES, COVER PLATES, AND DEVICES FOR ALL OUTLETS AS INDICATED.
- DITCHING AND BACKFILL: CONTRACTOR SHALL PROVIDE FOR ALL UNDERGROUND INSTALLED CONDUIT AND/OR CABLES INCLUDING EXCAVATION AND BACKFILLING AND COMPACTION.
- MATERIALS, PRODUCTS AND EQUIPMENT, INCLUDING ALL COMPONENTS THEREOF, SHALL BE NEW AND SHALL APPEAR ON THE LIST OF U.L. APPROVED ITEMS AND SHALL MEET OR EXCEED THE REQUIREMENTS OF THE NEC, NEMA AND IEC.
- CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OR MANUFACTURER'S CATALOG INFORMATION OF ANY/ALL LIGHTING FIXTURES, SWITCHES AND ALL OTHER ELECTRICAL ITEMS FOR APPROVAL BY THE CONSTRUCTION MANAGER PRIOR TO INSTALLATION.
- ANY CUTTING OR PATCHING DEEMED NECESSARY FOR ELECTRICAL WORK IS THE ELECTRICAL CONTRACTOR'S RESPONSIBILITY AND SHALL BE INCLUDED IN THE COST FOR WORK AND PERFORMED TO THE SATISFACTION OF THE 'CONSTRUCTION MANAGER' UPON FINAL ACCEPTANCE.
- THE ELECTRICAL CONTRACTOR SHALL LABEL ALL PANELS WITH ONLY TYPEWRITTEN DIRECTORIES. ALL ELECTRICAL WIRING SHALL BE THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR.
- DISCONNECT SWITCHES SHALL BE H.P. RATED HEAVY-DUTY, QUICK-MAKE AND QUICK-BREAK ENCLOSURES, AS

- REQUIRED BY EXPOSURE TYPE.
- ALL CONNECTIONS SHALL BE MADE WITH A PROTECTIVE COATING OF ANTI-OXIDE COMPOUND SUCH AS 'NO-OXIDE A' BY DEARBORNE CHEMICAL CO. COAT ALL WIRE SURFACES BEFORE CONNECTING. EXPOSED COPPER SURFACES, INCLUDING GROUND BARS, SHALL BE TREATED - NO SUBSTITUTIONS.
- RACEWAYS: CONDUIT SHALL BE SCHEDULE 40 PVC MEETING OR EXCEEDING NEMA TC2-1990. CONTRACTOR SHALL PLUG AND CAP EACH END OF SPARE AND EMPTY CONDUITS AND PROVIDE TWO SEPARATE PULL STRINGS- 200 LBS TEST POLYETHYLENE CORD. ALL CONDUIT BENDS SHALL BE A MINIMUM OF 2FT RADIUS. RGS CONDUITS WHEN SPECIFIED, SHALL MEET UL-6 FOR GALVANIZED STEEL. ALL FITTINGS SHALL BE SUITABLE FOR USE WITH THREADED RIGID CONDUIT. COAT ALL THREADS WITH 'BRITE ZING' OR 'GOLD GALV'.
- SUPPORT OF ALL ELECTRICAL WORK SHALL BE AS REQUIRED BY CEC.
- CONDUCTORS: CONTRACTOR SHALL USE 98% CONDUCTIVITY COPPER WITH TYPE THWN INSULATION. 800 VOLT, COLOR CODED. USE SOLID CONDUCTORS FOR WIRE UP TO AND INCLUDING NO. 8 AWG, USE STRANDED CONDUCTORS FOR WIRE ABOVE NO. 8 AWG.
- CONNECTORS FOR POWER CONDUCTORS: CONTRACTOR SHALL USE PRESSURE TYPE INSULATED TWIST-ON CONNECTORS FOR NO. 10 AWG AND SMALLER. USE SOLDERLESS MECHANICAL TERMINAL LUGS FOR NO. 8 AWG AND LARGER.
- SERVICE: 240/120V, SINGLE PHASE, 3 WIRE CONNECTION AVAILABLE FROM UTILITY COMPANY. OWNER OR OWNERS AGENT WILL APPLY FOR POWER.
- TELEPHONE SERVICE: CONTRACTOR SHALL PROVIDE EMPTY CONDUITS WITH PULL STRINGS AS INDICATED ON DRAWINGS.
- ELECTRICAL AND TELCO RACEWAYS TO BE BURIED A MINIMUM OF 2' DEPTH.
- CONTRACTOR SHALL PLACE TWO LENGTHS OF WARNING TAPE AT A DEPTH OF 12" BELOW GROUND AND DIRECTLY ABOVE ELECTRICAL AND TELCO SERVICE CONDUITS. CAUTION TAPE TO READ "CAUTION BURIED ELECTRIC" OR "BURIED TELECOM".

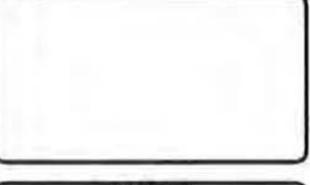
**GROUNDING NOTES:**

- COMPRESSION CONNECTIONS (2), 2 AWG BARE TINNED SOLID COPPER CONDUCTORS TO GROUNDING BAR, ROUTE CONDUCTORS TO BURIED GROUNDING RING AND PROVIDE PARALLEL EXOTHERMIC WELD.
- EC SHALL USE PERMANENT MARKER TO DRAW THE LINES BETWEEN EACH SECTION AND LABEL EACH SECTION ("P", "A", "N", "T") WITH 1" HIGH LETTERS.
- ALL HARDWARE 18-8 STAINLESS STEEL, INCLUDING LOCK WASHERS, COAT ALL SURFACES WITH AN ANTI-OXIDANT COMPOUND BEFORE MATING. ALL HARDWARE SHALL BE STAINLESS STEEL 3/8 INCH DIAMETER OR LARGER.
- FOR GROUND BOND TO STEEL ONLY: INSERT A CADMIUM FLAT WASHER BETWEEN LUG AND STEEL, COAT ALL SURFACES WITH AN ANTI-OXIDANT COMPOUND BEFORE MATING.
- NUT & WASHER SHALL BE PLACED ON THE FRONT SIDE OF THE GROUNDING BAR AND BOLTED ON THE BACK SIDE.
- NUMBER OF GROUNDING BARS MAY VARY DEPENDING ON THE TYPE OF TOWER, ANTENNA LOCATION, AND CONNECTION ORIENTATION. PROVIDE AS REQUIRED.
- WHEN THE SCOPE OF WORK REQUIRES THE ADDITION OF A GROUNDING BAR TO AN EXISTING TOWER, THE SUBCONTRACTOR SHALL OBTAIN APPROVAL FROM THE TOWER OWNER PRIOR TO MOUNTING THE GROUNDING BAR TO THE TOWER.
- ALL ELECTRICAL AND GROUNDING AT THE CELL SITE SHALL COMPLY WITH THE NATIONAL ELECTRICAL CODE (NEC), NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) 780 (LATEST EDITION), CALIFORNIA BUILDING STANDARDS AND MANUFACTURER.

**STRUCTURAL SPECIFICATIONS:**

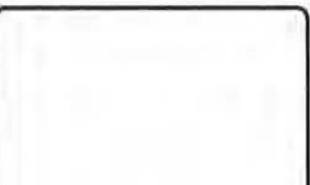
- GENERAL
  - GENERAL DETAILS AND NOTES ON THESE SHEETS SHALL APPLY UNLESS SPECIFICALLY SHOWN OR NOTED OTHERWISE. CONSTRUCTION DETAILS NOT FULLY SHOWN OR NOTED SHALL BE SIMILAR TO DETAILS SHOWN FOR SIMILAR CONDITIONS.
  - SHORING: IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO INSTALL ALL TEMPORARY BRACING AND SHORING TO INSURE THE SAFETY OF THE WORK UNTIL IT IS IN ITS COMPLETED FORM. THIS INCLUDES UNDERPINNING EXISTING FOOTINGS WHERE APPLICABLE.
  - SAFETY: THESE STRUCTURAL DRAWINGS REPRESENT THE FINISHED STRUCTURE. UNLESS OTHERWISE INDICATED, THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION.
- STEEL
  - ALL STRUCTURAL STEEL SECTIONS AND WELDED PLATE MEMBERS SHALL CONFORM TO ASTM A-36 AND BE FABRICATED IN ACCORDANCE WITH THE SPECIFICATIONS OF THE AISC.
  - ALL BOLTS SHALL CONFORM TO ASTM A-307 UNLESS OTHERWISE NOTED ON PLANS.
  - STEEL PIPE COLUMNS SHALL BE GRADE "B" CONFORMING TO ASTM A53.
  - STEEL TUBING SHALL BE GRADE "B" CONFORMING TO ASTM A500.
  - ALL WELDING SHOULD BE DONE IN CERTIFIED WELDER'S SHOP UNLESS NOTED OTHERWISE.
  - ALL STRUCTURAL STEEL SHALL HAVE MILL CERTIFICATION. MILL CERTIFICATION SHALL BE KEPT ON THE JOB SITE FOR EXAMINATION BY THE DESIGN ENGINEER AND THE CITY INSPECTOR.
  - ALL HIGH STRENGTH BOLTS SHALL HAVE MILL CERTIFICATION. MILL CERTIFICATION SHALL BE KEPT ON THE JOB SITE FOR EXAMINATION BY THE INSPECTOR.
- CONCRETE
  - STRENGTH: CONCRETE FOR THE PROJECT SHALL HAVE THE FOLLOWING ULTIMATE COMPRESSIVE STRENGTH AT AGE OF 28 DAYS:
 

LOCATION	STRENGTH	WT.	SLUMP	ADMIXTURE
A. SLAB & FOOTING	2500 PSI	150 PCF	4"	NONE
  - REBAR GRADES: REINFORCING STEEL SHALL BE CLEAN PREFORMED BARS CONFORMING TO ASTM A615 AS FOLLOWS:
    - #4 & SMALLER BARS.....GRADE 40
    - #5 & LARGER BARS.....GRADE 60
  - CEMENT: FOUNDATIONS & SLABS: TYPE V, LOW ALKALI, CONFORMING TO ASTM C-150.
  - PIER/CAISSON FOOTINGS: TYPE V, LOW ALKALI, CONFORMING TO ASTM C-150.
  - AGGREGATE: USED IN THE CONCRETE SHALL CONFORM TO ASTM C-33. USE ONLY AGGREGATES KNOWN NOT TO CAUSE EXCESSIVE SHRINKAGE. THE MAXIMUM SIZE AGGREGATE IN CONCRETE WORK SHALL BE THE FOLLOWING:
    - FOUNDATIONS & SLABS 9" OR LESS: 3/4" GRAVEL
    - PIER/CAISSON FOOTING: 1" GRAVEL
  - WATER: SHALL BE CLEAN AND FREE FROM DELETERIOUS AMOUNT OF ACIDS, ALKALIS, ORGANIC MATERIALS AND SHALL BE SUITABLE FOR HUMAN CONSUMPTION.
  - MIXING: PREPARATION OF CONCRETE SHALL CONFORM TO ASTM C-94. NO MORE THAN 90 MINUTES SHALL ELAPSE BETWEEN CONCRETE BATCHING AND CONCRETE PLACEMENT UNLESS APPROVED BY A TESTING AGENCY.
  - SPLICES OF REINFORCING STEEL SHALL BE LAPPED A MINIMUM OF 40 DIAMETERS AND SECURELY WIRED TOGETHER. SPLICES OF ADJACENT REINFORCING BARS SHALL BE STAGGERED WHEREVER POSSIBLE.



REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
0	03/28/16	90% CD's	FR

NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET



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.

CALVARY LUTHERAN  
SD06823A  
3060 54TH STREET  
SAN DIEGO, CA 92105

SHEET TITLE  
**GENERAL NOTES**

SHEET NUMBER  
**T-2**

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- D. TIMBER**
- ALL LUMBER SHALL BE NO. 2 GRADE DOUGLAS FIR, S4S, UNLESS NOTED OTHERWISE
  - ROOF PLYWOOD SHALL MATCH EXISTING PLYWOOD SHEATHING WITH A PANEL SPAN RATING 32/16, EDGE NAIL WITH 8d AT 6" O.C. UNLESS NOTED OTHERWISE ON PLANS. NAIL WITH 8d AT 12" O.C. AT INTERMEDIATE SUPPORTS.
  - THE MAXIMUM MOISTURE CONTENT OF ALL LUMBER SHALL NOT EXCEED 19% AT THE TIME OF INSTALLATION.
  - MINIMUM NAILING SHALL COMPLY WITH TABLE 2304.9.1 OF CALIFORNIA BUILDING CODE. ALL NAILS SHALL BE COMMON WIRE NAILS.
  - ALL BOLTS SHALL HAVE STANDARD CUT WASHERS UNDER HEADS AND/OR NUTS WHERE IN CONTACT WITH WOOD.
  - LAG BOLTS SHALL BE SCREWED INTO PLACE, NOT DRIVEN. LAG BOLTS SHALL BE INSTALLED IN PRE-DRILLED HOLES WITH A DIAMETER EQUAL TO 75% DIAMETER OF BOLTS.
  - CONNECTORS: ALL SHEET METAL FRAMING CONNECTORS SHOWN IN THE PLANS SHALL BE SIMPSON STRONG-TIE CONNECTORS. SUBSTITUTIONS MAY BE MADE WHEN APPROVED BY THE STRUCTURAL ENGINEER.
  - ALL LUMBER EXPOSED TO WEATHER OR IN CONTACT WITH MASONRY OR CONCRETE SHALL BE WOLMANIZED PRESSURE TREATED LUMBER OR A NATURALLY DECAY RESISTANT LUMBER SUCH AS REDWOOD OR CEDAR.

**PAINTING NOTES & SPECIFICATIONS:**

- A. GENERAL**
- ALL PAINT PRODUCT LINES SHALL BE SHERWIN WILLIAMS UNLESS SPECIFICALLY NOTED OTHERWISE.
  - CONTRACTOR SHALL PREPARE ALL SURFACES AND APPLY ALL FINISHES PER LATEST EDITION OF MANUFACTURER'S SPECIFICATIONS.
  - COMPLY WITH MANUFACTURER'S WRITTEN INSTRUCTIONS REGARDING SUFFICIENT DRYING TIME BETWEEN COATS WITH PROVISIONS AS RECOMMENDED BY MANUFACTURER FOR EXISTING WEATHER CONDITIONS.
  - FINISH COLOR AND TEXTURE OF ALL PAINTED SURFACES SHALL MATCH EXISTING ADJACENT SURFACES UNLESS OTHERWISE NOTED.
  - ALL PAINT MATERIAL DATA SHEETS SHALL BE PROVIDED TO THE T-MOBILE CONSTRUCTION MANAGER.
  - PREPARE PREVIOUSLY PAINTED SURFACE BY LIGHT SANDING WITH 400 GRIT SANDPAPER AND NON-HYDROCARBON WASH. PREPARE GALVANIZED SURFACES BY ACID ETCH OR SOLVENT CLEANING IN ACCORDANCE WITH SSPC-SP1.
  - FURNISH DROP CLOTHES, SHIELDS, MASKING AND PROTECTIVE METHODS TO PREVENT SPRAY OR DROPPINGS FROM DAMAGING ADJACENT SURFACES AND FACILITIES.
  - APPLY PAINT BY AIRLESS SPRAY, SANDING LIGHTLY BETWEEN EACH SUCCEEDING ENAMEL COAT ON FLAT SURFACES, APPLY MATERIAL TO ACHIEVE A COATING NO THINNER THAN THE DRY FILM THICKNESS INDICATED.
  - APPLY BLOCK FILTER TO CONCRETE BLOCK CONSTRUCTION AT A RATE TO ENSURE COMPLETE COVERAGE WITH PORES COMPLETELY FILLED.
  - CONTRACTOR SHALL CORRECT RUNS, SAGS, MISSES AND OTHER DEFECTS INCLUDING INADEQUATE COVERAGE AS DIRECTED BY THE T-MOBILE CONSTRUCTION MANAGER. REPAIR AS NECESSARY TO ACHIEVE SURFACES WHICH ARE SMOOTH, EVENLY COATED WITH UNIFORM SHEEN AND FREE FROM BLEMISHES.
- B. COATING SYSTEM SPECIFICATIONS**
- DTM ACRYLIC COATING (SERIES B66) BY SHERWIN WILLIAMS CO. 1MIL DFT PER COAT APPLIED IN TWO COATS OVER DTM BONDING PRIMER (B66A50).
  - 100% ACRYLIC, LATEX COATING EQUIVALENT TO A-100 (SERIES A-82) BY SHERWIN WILLIAMS CO. 1 DFT PER COAT APPLIED IN TWO COATS OVER SPECIFIED PRIMER, PAINT & PRIMER
- C. ANTENNAS**
- PRIMER - KEM AQUA E61-W525  
TOPCOAT - COROTHANE II B65W200/B60V22
- BTS CABINET**
- PRIMER - KEM AQUA E61-W525  
TOPCOAT - COROTHANE II B65W200/B60V22
- COAXIAL JUMPER CABLES**
- PRIMER - AS REQUIRED FOR ADHESION. APPLY ONE COAT OF KEM AQUA WATER REDUCIBLE PRIMER E61W25 REDUCED 25%  
TOPCOAT - 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2
- RAW STEEL**
- PRIMER - KEM BOND HS B50WZ4, DMT ACRYLIC PRIMER  
TOPCOAT - 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2
- GALVANIZED METAL**
- ACID ETCH WITH COMMERCIAL ETCH OR VINEGAR PRIMER COAT AND FINISH COAT (GALVITE HIGH SOLIDS OR DTM PRIMER/FINISH)
- STAINLESS STEEL**
- PRIMER - OTM WASH PRIMER, B71Y1  
TOPCOATS - 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2
- PRE-PRIMED STEEL**
- TOUCH UP ANY RUST OR UN-PRIMED STEEL WITH KEM BOND HS, SS0WZ4
- ALUMINUM & COPPER**
- PRIMER - DTM WASH PRIMER, B71Y1  
TOPCOAT - 2 COATS COROTHANE II POLYURETHANE B65W200/B60V2
- CONCRETE MASONRY**
- PRIMER - PRO MAR EXTERIOR BLOCK FILLER  
TOPCOAT - 2 COATS A-100 LATEX HOUSE & TRIM, SHEEN TO MATCH
- CONCRETE STUCCO (EXISTING)**
- 2 COATS A-100 LATEX HOUSE & TRIM, SHEEN TO MATCH
- STUCCO**
- PRIMER - PRO MAR MASONRY CONDITIONED B-46 W21000  
TOPCOAT - SUPERPAINT A-80 SERIES A-89 SATIN A-84 GLOSS
- WOOD**
- PRIMER - A-100 EXTERIOR ALKYD W008D PRIMER Y-24W20  
TOPCOAT - 2 COATS A-100 LATEX HOUSE & TRIM SHEEN TO MATCH ADJACENT SURFACES

FIELD CUTS/ DAMAGE (PRIOR TO PRIME & PAINT)  
FIRST & SECOND COAT - CUPRINOL CLEAR WOOD PRESERVATIVE #158-0356 ALL PENETRATIONS INTO FINISHED CLU-LAMS SHALL BE CAULKED WITH "SIKAFLEX" SEALANT

STEEL TOUCH UP  
STEEL THAT HAS BEEN WELDED, CUT OR SCRATCHED IN THE FIELD SHALL BE TOUCHED UP WITH COLD GALVANIZED PAINT.

**CONCRETE MASONRY NOTES:**

- CONCRETE MASONRY UNITS SHALL BE MEDIUM WEIGHT UNITS CONFORMING TO ASTM C90, (F'M=1,500 PSI), MEDIUM WEIGHT (115 PCF).
- MORTAR SHALL BE TYPE "S" (MINIMUM 1,800 PSI AT 2 DAYS).
- GROUT SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 2,000 PSI AT 28 DAYS.
- ALL CELLS CONTAINING REINFORCING STEEL OR EMBEDDED ITEMS AND ALL CELLS IN RETAINING WALLS AND WALLS BELOW GRADE SHALL BE SOLID GROUTED.
- WHEN GROUTING IS STOPPED FOR ONE HOUR OR LONGER, HORIZONTAL CONSTRUCTION JOINTS SHALL BE FORMED BY STOPPING THE GROUT POUR 1- 1/2" BELOW TOP OF THE UPPERMOST UNIT.
- ALL MASONRY CONSTRUCTION TO BE PERFORMED AS PER TMS 402-11/ACI 530-11/ASCE 5-1, CBC 2013 CHAPTER 21 AND LOCAL BUILDING ORDINANCES.
- REINFORCING BARS- SEE NOTES UNDER "REINFORCING STEEL" FOR REQUIREMENTS.
- ALL CELLS IN CONCRETE BLOCKS SHALL BE FILLED SOLID WITH GROUT EXCEPT AS NOTED IN THE DRAWINGS AND SPECIFICATIONS.
- BRICKS SHALL CONFORM TO ASTM C-62 AND SHALL BE GRADE MW OR BETTER.

**STRUCTURAL CONCRETE NOTES:**

- ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH THE ACI 301-10, ACI 318-11 AND THE SPECIFICATION FOR CAST-IN-PLACE CONCRETE.
- ALL CONCRETE SHALL HAVE MINIMUM COMPRESSIVE STRENGTH  $f_c=2500$ PSI AT 28 DAYS UNLESS NOTED OTHERWISE.
- REINFORCING STEEL SHALL CONFORM TO ASTM A 615, GRADE 60, DEFORMED UNLESS NOTED OTHERWISE. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A 185 WELDED STEEL WIRE FABRIC UNLESS NOTED OTHERWISE. SPLICES CLASS "B" AND ALL HOOKS SHALL BE STANDARD UNLESS NOTED OTHERWISE.
- THE FOLLOWING MINIMUM CONCRETE COVER SHALL BE PROVIDED FOR REINFORCING STEEL UNLESS SHOWN OTHERWISE ON DRAWINGS:

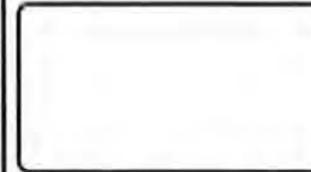
CONCRETE CASTS AGAINST EARTH..... 3 IN.

CONCRETE EXPOSED TO EARTH OR WEATHER:  
#6 AND LARGER..... 2 IN.  
#5 AND SMALLER & WWF..... 1-1/2 IN.

CONCRETE NOT EXPOSED TO EARTH OR WEATHER OR NOT CAST AGAINST THE GROUND:  
SLAB AND WALL..... 3/4 IN.  
BEAMS AND COLUMNS..... 1-1/2 IN.

- A 3/4" CHAMFER SHALL BE PROVIDED AT ALL EXPOSED EDGES OF CONCRETE U.N.O. IN ACCORDANCE WITH ACI 301 SECTION 4.2.4.
- HOLES TO RECEIVE EXPANSION/WEDGE ANCHORS SHALL BE 1/8" LARGER IN DIAMETER THAN THE ANCHOR BOLT, DOWEL OR ROD AND SHALL CONFORM TO MANUFACTURERS RECOMMENDATION FOR EMBEDMENT DEPTH OR AS SHOWN ON THE DRAWINGS. LOCATE AND AVOID CUTTING EXISTING REBAR WHEN DRILLING HOLES IN CONCRETE SLABS.
- USE AND INSTALLATION OF CONCRETE EXPANSION/WEDGE ANCHOR SHALL BE PER ICC ERI & MANUFACTURERS WRITTEN RECOMMENDED PROCEDURES.

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DATE: \_\_\_\_\_  
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SHEET TITLE  
  
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T-3

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	DETAIL REFERENCE	<u>LINE TYPES</u>
	ELEVATION REFERENCE	----- PROPERTY LINE
	SECTION REFERENCE	----- SETBACK LINE
	AZIMUTH ARROW	----- CENTER LINE
	ELEVATION BUBBLE	----- FIBER CABLE
	MECHANICAL GRND. CONN.	-G-G-G- GROUNDING CABLE
	CADWELD	
	GROUND BUS BAR	
	EXISTING T-MOBILE ANTENNAS	
	EXISTING T-MOBILE AWS TMA	
	PROPOSED T-MOBILE ANTENNAS	
	PROPOSED T-MOBILE RADIO	
	PROPOSED T-MOBILE 4 STYLE TMA	
	PROPOSED T-MOBILE DIPLEXER	

SYMBOLS & LINE SCHEDULE	SCALE	4
	N.T.S.	

- CONSTRUCTION DRAWINGS: SD06823A\_CALVARY-LUTHERAN\_ZD100\_REV2\_PER-RFDS\_09102015
- SCOPE OF WORK: CUP RENEWAL
- SITE WALK: NO CURRENT WALK AVAILABLE
- SITE SURVEY: NO CURRENT SURVEY AVAILABLE

REFERENCED DOCUMENTS	SCALE	3
	N.T.S.	

**NOTICE**

Radio frequency fields beyond this point may exceed the FCC general public exposure limit.

Obey all posted signs and site guidelines for working in radio frequency environments.

In accordance with Federal Communications Commission rules on radio frequency emissions 47 CFR 1.1307 (b)

**DANGER**

HAZARDOUS MATERIAL STORAGE AREA

**WARNING**

THIS FACILITY CONTAINS  
CORROSIVE LIQUID  
TOXIC LIQUID CLASS 1  
WATER REACTIVE LIQUID

IN CASE OF  
EMERGENCY  
CALL  
1-866-400-6040

SITE NUMBER: SD06823A  
SITE NAME: CALVARY LUTHERAN



INFORMATION SIGN

**CAUTION**

Beyond this point: Radio frequency fields at this site may exceed FCC rules for human exposure.

For your safety, obey all posted signs and site guidelines for working in radio frequency environments.

In accordance with Federal Communications Commission rules on radio frequency emissions 47 CFR 1.1307 (b)

**WARNING**

Beyond this point: Radio frequency fields at this site exceed the FCC rules for human exposure.

Failure to obey all posted signs and site guidelines for working in radio frequency environments could result in serious injury.

In accordance with Federal Communications Commission rules on radio frequency emissions 47 CFR 1.1307 (b)

ALERTING SIGNS

SIGNAGE	SCALE	2
	N.T.S.	

ABBREVIATION	DEFINITION	GRND.	GROUND
A.B.	ANCHOR BOLT	HDR.	HEADER
ABV.	ABOVE	HGR.	HEIGHT
AC	AIR CONDITIONING	ICGB.	ISOLATED COPPER GROUND BUS
ACU	AIR CONDITIONING UNIT	IGR.	INTERIOR GROUND RING
ACCA	ANTENNA CABLE COVER ASSY.	IN. (")	INCH(ES)
ADDL.	ADDITIONAL	LB. (#)	POUND(S)
A.F.F.	ABOVE FINISHED FLOOR	L.B.	LAG BOLTS
A.F.G.	ABOVE FINISHED GRADE	L.F.	LINEAR FEET (FOOT)
A.G.L.	ABOVE GRADE LEVEL	L.	LONG(ITUDINAL)
ALUM.	ALUMINUM	MGB.	MASTER GROUND BUS
ALT.	ALTERNATE	MAS.	MASONRY
ANT.	ANTENNA	MAX.	MAXIMUM
APPRX.	APPROXIMATE(LY)	M.B.	MACHINE BOLT
APX	APEX	MECH.	MECHANICAL
ARCH.	ARCHITECT(URAL)	MFR.	MANUFACTURER
ASSY.	ASSEMBLY	MIN.	MINIMUM
AWG.	AMERICAN WIRE GAUGE	MISC.	MISCELLANEOUS
BCN	BEACON	MTL.	METAL
BD.	BOLLARD	MW	MICROWAVE
BOK	BRASS DISK	(N)	NEW
BLDG.	BUILDING	NO. (#)	NUMBER
BLK.	BLOCK	N.T.S.	NOT TO SCALE
BLKG.	BLOCKING	O.C.	ON CENTER
BM	BEAM / BENCH MARK	OH.	OVERHEAD
B.N.	BOUNDARY NAILING	OHP.	OVERHEAD POWER LINE
BTCW.	BARE TINNED COPPER WIRE	OPNG.	OPENING
B.O.F.	BOTTOM OF FOOTING	P/C	PRECAST CONCRETE
BTM.	BOTTOM	PLY.	PLYWOOD
BRC.	BRACE	PPC.	POWER PROTECTION CABINET
BTS	BASE TRANSCEIVER STATION	P.S.F.	POUNDS PER SQUARE FOOT
B.W.F.	BARBED WIRE FENCE	P.S.I.	POUNDS PER SQUARE INCH
BU	BACK-UP CABINET	P.T.	PRESSURE TREATED
CAB.	CABINET	PWR.	POWER (CABINET)
CANT.	CANTILEVER(ED)	QTY.	QUANTITY
C.I.P.	CAST IN PLACE	R.	RADIUS
C.L.F.	CHAIN LINK FENCE	RAD. CTR.	RADIATION CENTER
CLG.	CEILING	RBS	RADIO BASE STATION
CLR.	CLEAR	REF.	REFERENCE
COL.	COLUMN	REINF.	REINFORCEMENT(ING)
CONC.	CONCRETE	REQD.	REQUIRED
CONN.	CONNECTION(OR)	RF	RADIO FREQUENCY
CONST.	CONSTRUCTION	RGS	RIGID GALVANIZED STEEL
CONT.	CONTINUOUS	RRU	REMOTE RADIO UNIT
CPD	CONCRETE PAD	RRH	REMOTE RADIO HEAD
C.T.	CABLE TRAY	SCH.	SCHEDULE
d	PENNY (NAILS)	SHT.	SHEET
DBL.	DOUBLE	SIM.	SIMILAR
DEF.	DEFINITION	SPEC.	SPECIFICATION(S)
DEPT.	DEPARTMENT	SP	STEEL PLATE
D.F.	DOUGLAS FIR	SQ.	SQUARE
DIA. (Ø)	DIAMETER	S.S.	STAINLESS STEEL
DIAG.	DIAGONAL	STD.	STANDARD
DIM.	DIMENSION	STL.	STEEL
DR.	DOOR	STRUC.	STRUCTURAL
DWG.	DRAWING(S)	T.B.D.	TO BE DETERMINED
DWL.	DOWEL(S)	T.B.R.	TO BE RESOLVED
EA.	EACH	TEMP.	TEMPORARY
EBX.	ELECTRICAL BOX	THK.	THICK(NESS)
EG	EQUIPMENT GROUND	TMA	TOWER MOUNTED AMPLIFIER
EGR	EQUIPMENT GROUND RING	T.N.	TOE NAIL
EL.	ELEVATION	T.O.A.	TOP OF ANTENNA
ELEC.	ELECTRICAL	T.O.C.	TOP OF CURB
ELEV.	ELEVATOR	T.O.F.	TOP OF FOUNDATION
EM	ELECTRICAL METER	T.O.P.	TOP OF PLATE (PARAPET)
E.M.T.	ELECTRICAL METALLIC TUBING	T.O.S.	TOP OF STEEL
E.O.P.	EDGE OF PAVEMENT	T.O.W.	TOP OF WALL
EQ. (=)	EQUAL	TWR.	TOWER
EVLT	ELECTRICAL VAULT	TYP.	TYPICAL
ENG.	EXPANSION	U.G.	UNDER GROUND
EXST.	EXISTING	U.L.	UTILITY POLE
EXT.	EXTERIOR	U.N.O.	UNLESS NOTED OTHERWISE
FAB.	FABRICATION(OR)	V.I.N.	VERIFY IN FIELD
F.N.	FINISH FLOOR	W.	WIDE(WIDTH)
F.O.	FINISH GRADE	WD.	WOOD
FIN.	FINISH(ED)	W.P.	WEATHERPROOF
FLR.	FLOOR	WT.	WEIGHT
FDN.	FOUNDATION		
F.C.	FACE OF CONCRETE		
F.M.	FACE OF MASONRY		
F.S.	FACE OF STUD		
F.W.	FACE OF WALL		
F.S.	FINISHED SURFACE		
FT. (')	FOOT(FEET)		
FTG.	FOOTING		
GA.	GAUGE		
GI.	GALVANIZE(D)		
G.F.I.	GROUND FAULT INTERRUPTER		
GEN	GENERATOR		
GLB.	GLOBAL POSITIONING SYSTEM		
GRC.	GROWTH RADIO CABINET		

ABBREVIATIONS	SCALE	1
	N.T.S.	

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

5015 SHOREHAM PL.  
SUITE 150  
SAN DIEGO, CA 92122  
www.sdcw.com  
619.736.3766

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REVISIONS				
REV.	DATE	DESCRIPTION	INITIALS	
0	03/28/16	90% CD's	FR	

NOT FOR CONSTRUCTION UNLESS LABELED AS CONSTRUCTION SET

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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

CALVARY LUTHERAN  
SD06823A  
3060 54TH STREET  
SAN DIEGO, CA 92105

SHEET TITLE  
**REFERENCED DOCUMENTS,  
SIGNAGE, &  
ABBREVIATIONS**

SHEET NUMBER  
**T-4**

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

**S&C WIRELESS**  
 5015 SHOREHAM PL.  
 SUITE 150  
 SAN DIEGO, CA 92122  
 WWW.S&CW.COM  
 619.736.3766



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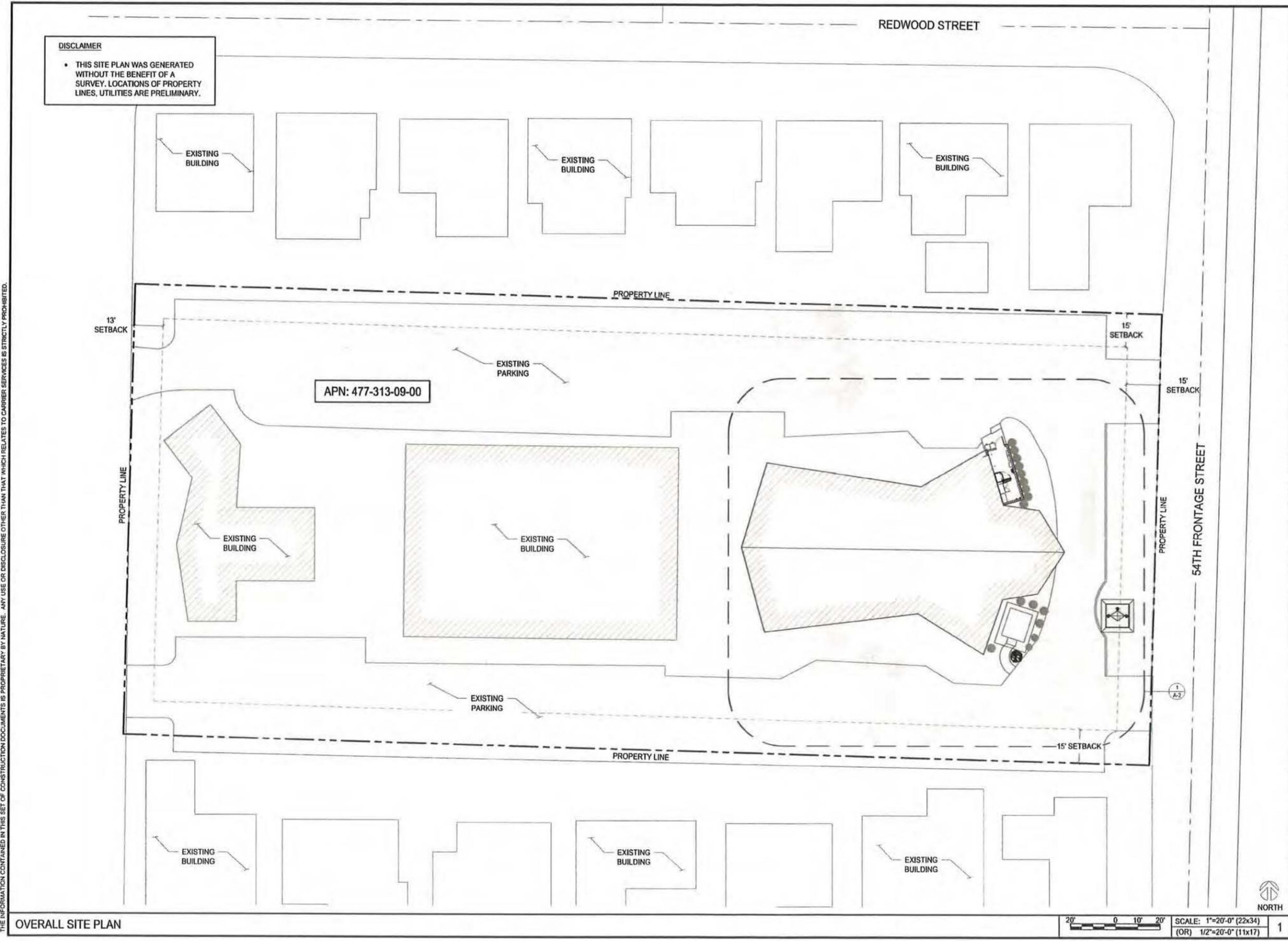
DATE: \_\_\_\_\_

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CALVARY LUTHERAN  
 SD06823A  
 3060 54TH STREET  
 SAN DIEGO, CA 92105

SHEET TITLE  
**OVERALL SITE PLAN**

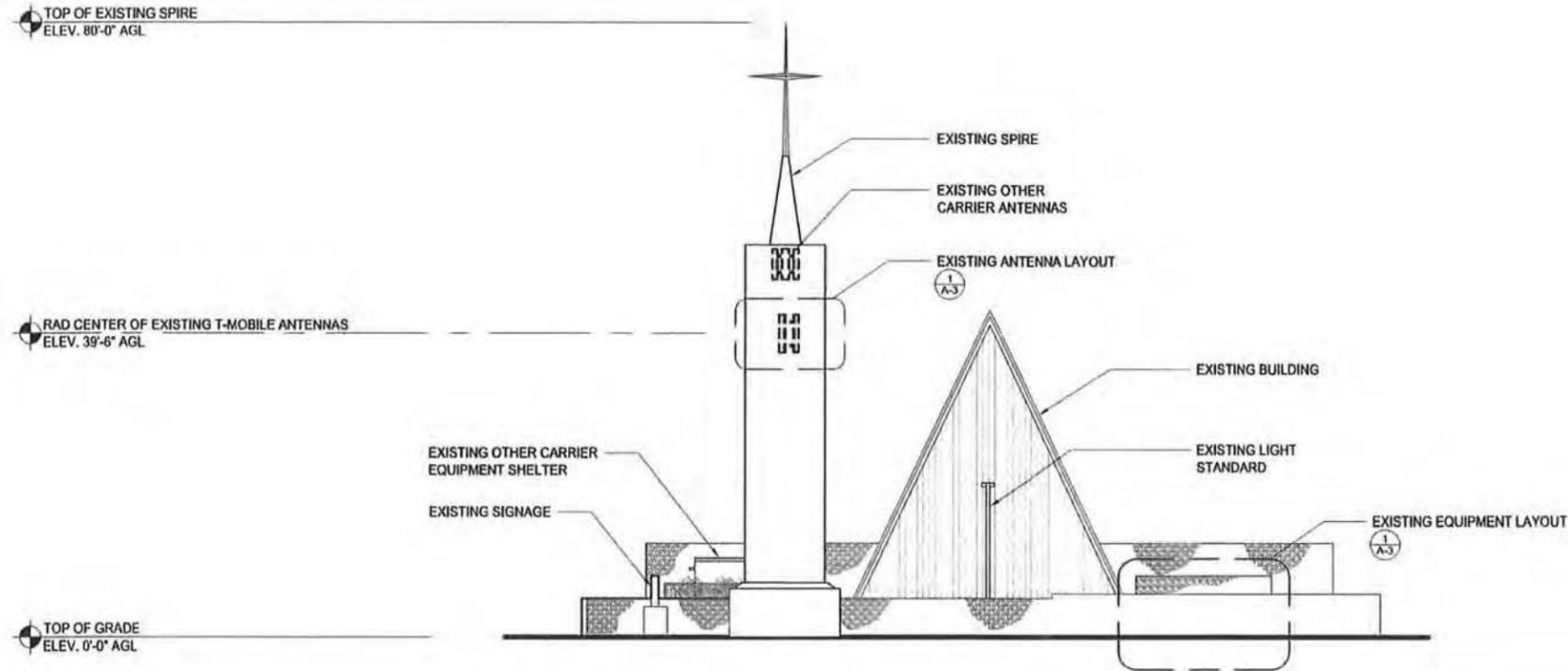
SHEET NUMBER  
**A-1**



**DISCLAIMER**  
 • THIS SITE PLAN WAS GENERATED WITHOUT THE BENEFIT OF A SURVEY. LOCATIONS OF PROPERTY LINES, UTILITIES ARE PRELIMINARY.

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.

OVERALL SITE PLAN



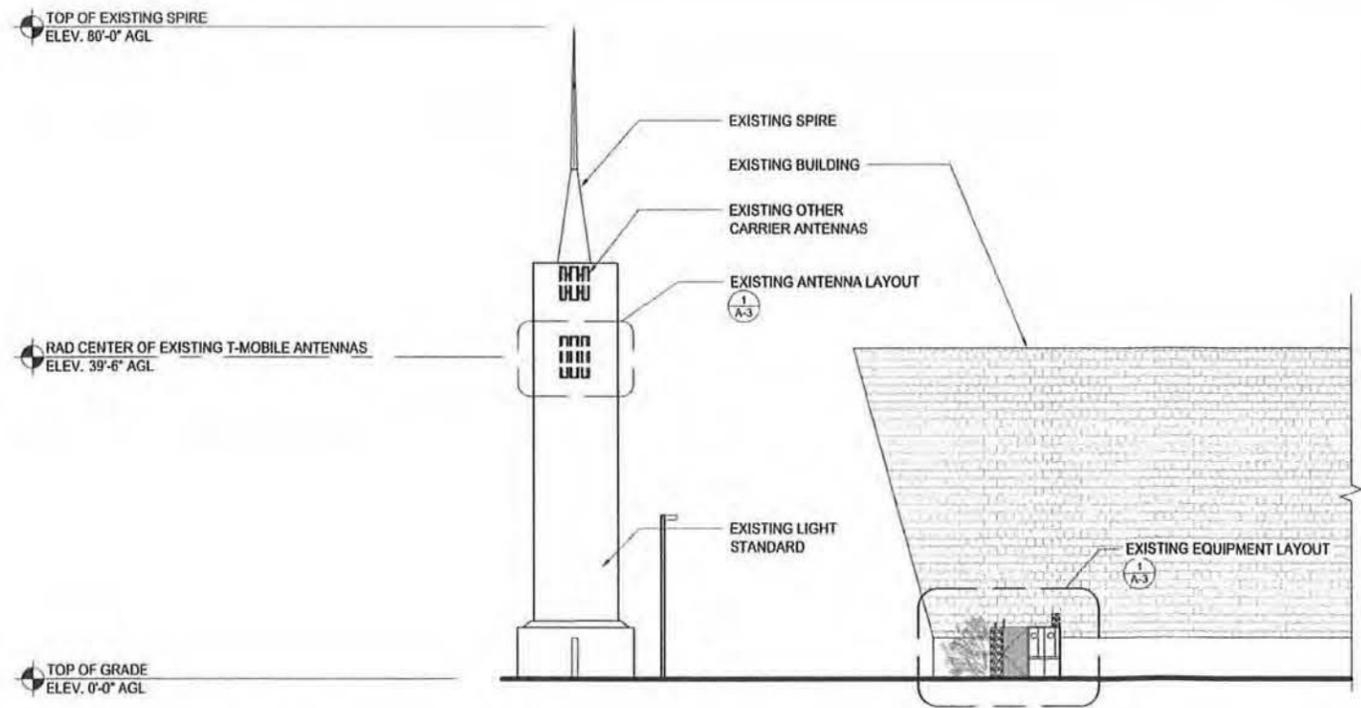
EXISTING EAST ELEVATION

0 3' 6' 12' SCALE: 3/32"=1'-0" (22x34)  
(OR) 3/64"=1'-0" (11x17)

2

REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
0	03/28/16	90% CD's	FR

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EXISTING NORTH ELEVATION

0 3' 6' 12' SCALE: 3/32"=1'-0" (22x34)  
(OR) 3/64"=1'-0" (11x17)

1

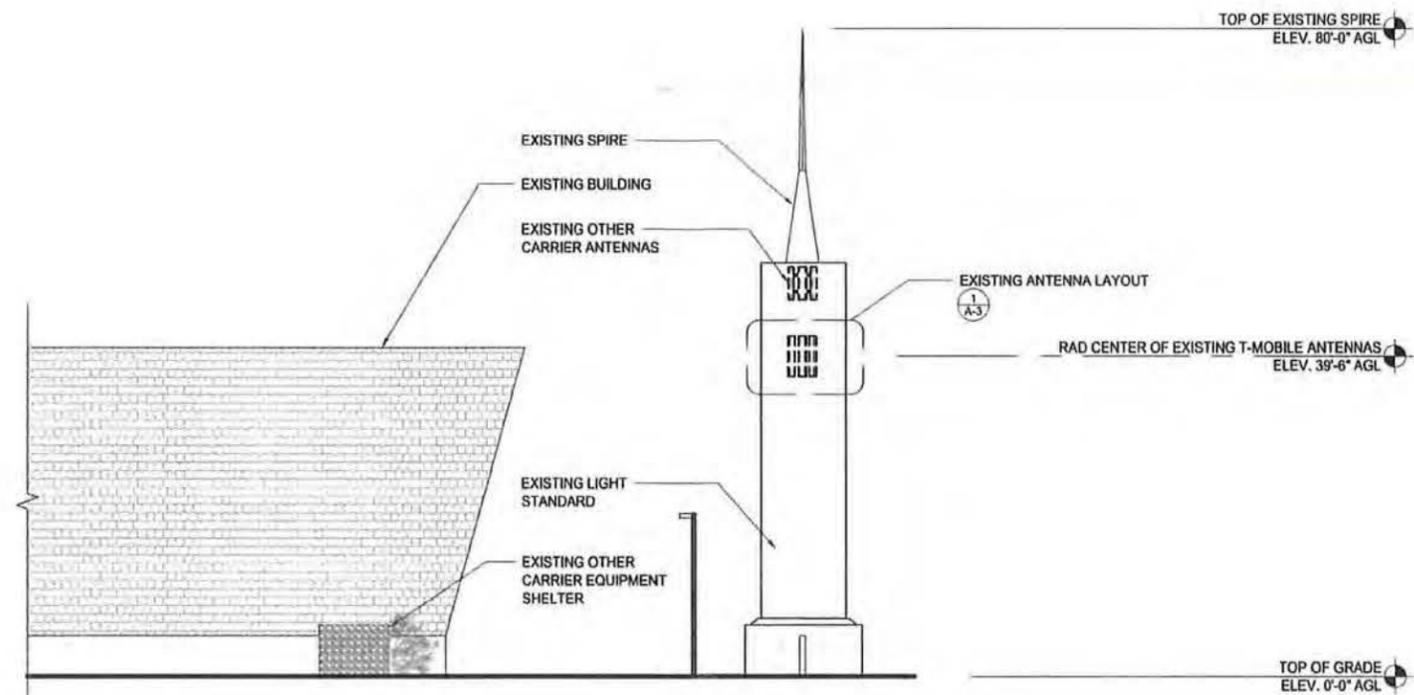
DATE: \_\_\_\_\_  
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SHEET TITLE  
EXISTING NORTH & EAST ELEVATIONS

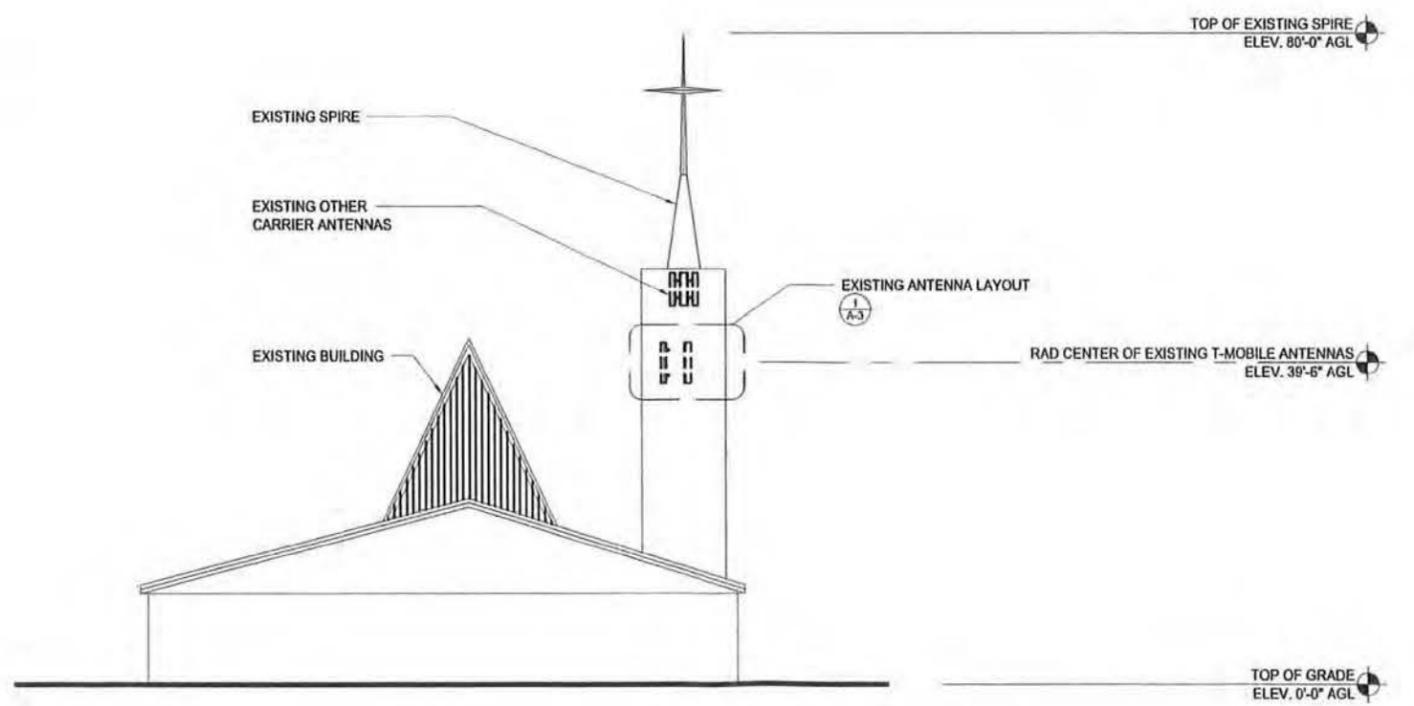
SHEET NUMBER  
A-5

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EXISTING SOUTH ELEVATION

0 3' 6" 12" SCALE: 3/32"=1'-0" (22x34)  
(OR) 3/64"=1'-0" (11x17) 2



EXISTING WEST ELEVATION

0 3' 6" 12" SCALE: 3/32"=1'-0" (22x34)  
(OR) 3/64"=1'-0" (11x17) 1

REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
0	03/28/16	90% CD's	FR

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DATE: \_\_\_\_\_

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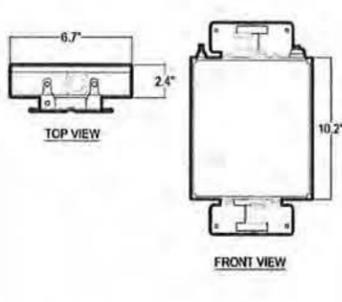
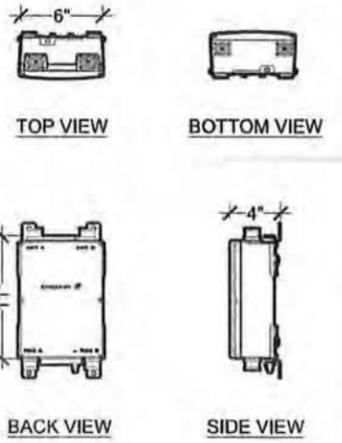
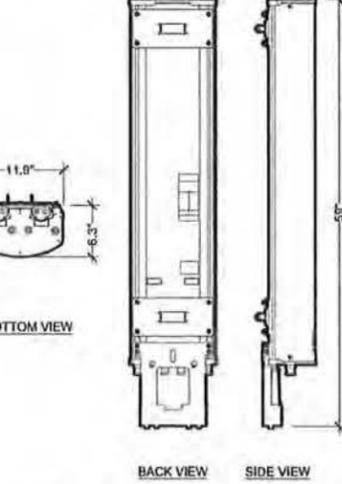
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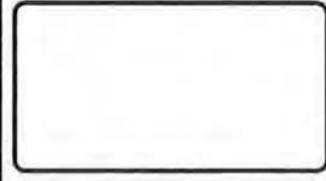
SHEET TITLE  
**EXISTING SOUTH & WEST ELEVATIONS**

SHEET NUMBER  
**A-6**

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		<p>MANUFACTURER: COMMSCOPE                  MODEL: E15S09P80                  ELECTRICAL                  SUB-MODULE: 1                  BRANCH: 1                  PORT DESIGNATION: ANT                  LICENSE BAND: PCS 1900, LNA                  FREQUENCY RANGE: 1850-1910 MHz                  INSERTION LOSS: 1.7dB                  RETURN LOSS, MIN: 16dB                  ISOLATION, MIN: 50dB                  INPUT POWER, MAX: 500W                  DC POWER                  VOLTAGE: 8-30 Vdc                  OPERATING CURRENT AT VOLTAGE: 100 mA @ 12V                  OPERATING CURRENT TOLERANCE: ±20 mA                  AISG ELECTRICAL SPECIFICATIONS                  VOLTAGE, CWA MODE: 10-16 Vdc                  MECHANICAL                  RF CONNECTOR: LONGNECK                  COLOR: GRAY                  MOUNT TYPE: POLE   WALL                  MOUNTING PIPE DIAMETER: 40-160 MM                  MOUNTING HARDWARE: BAND CLAMPS (2)                  WIND SPEED, MAX: 12MPH                  DIMENSIONS                  HEIGHT: 10.2H                  WIDTH: 6.7H                  DEPTH: 2.4H                  WEIGHT: 8.8LB</p>	<p>ENVIRONMENTAL                  OPERATING TEMP: -10°C TO +65°C                  RELATIVE HUMIDITY: UP TO 100%</p> 
NOT USED	9 NOT USED	6 E15S09P80	2"=1'-0" (22x34) 1"=1'-0" (11x17)
		<p>MANUFACTURER: ERICSSON                  MODEL: KRY 112 BB/5                  DOUBLE TMA                  FREQUENCY RANGE RX: 1850 - 1910 MHZ                  FREQUENCY RANGE TX: 1930 - 1910 MHZ                  GAIN, dB: 12 ± 1                  3RD ORDER 2 x 43 dBm                  INTERMODULATION: -119                  INPUT 1 dB COMPRESSION POINT dBm: 2.0                  3RD ORDER INTERCEPT POINT IP3 dBm: 15                  NOISE FIGURE MIDBAND dB: 1.2                  GROUP DELAY ns RX: 50                  GROUP DELAY ns TX: 16                  INSERTION LOSS RBS PORT TO ANT PORT dB TX: 0.5                  RETURN LOSS ANT PORT dB RX: 23                  RETURN LOSS ANT PORT dB TX: 24                  RETURN LOSS RBS PORT dB RX: 23                  RETURN LOSS RBS PORT dB TX: 24                  TX POWER HANDLING: dBm                  MAX SINGLE CARRIER: 49                  AVERAGE 6 CARRIERS: 55                  MAX PEAK 6 CARRIERS: 65                  VOLUME: 4.3 LITER                  DIMENSIONS (LxWxD): 11" x 6" x 4"                  WEIGHT: 15.4 LBS                  SEALING: IP67                  ANT A &amp; B PORT CONNECTOR: 7-16 DIN FEMALE                  RBS A &amp; B PORT CONNECTOR: 7-16 DIN FEMALE                  RELIABILITY YEARS: &gt;80</p>	
NOT USED	8 NOT USED	5 TWIN TMA	1-1/2"=1'-0" (22x34) 3/4"=1'-0" (11x17)
		<p>MANUFACTURER: ANDREW                  MODEL: TMBXX-6516-R2M QUAD                  FREQUENCY RANGE: 1710 - 2155 MHZ                  IMPEDANCE: 50 OHMS                  AZIMUTH BW: 64.5° ± 0°                  ELEVATION BW: 7.2° ± 1.2°                  GAIN, dB: 17.5 ± 0.8                  POLARIZATION: ±45°                  VSWR: 1.35:1 / 16.5                  PORT-TO-PORT ISOLATION: &gt;30 dB                  ELECTRICAL TILT RANGE: 2°- 10°                  ELECTRICAL DOWNTILT: ± 0.9°                  MAX. INPUT POWER: 250 WATTS                  LIGHTNING PROTECTION: DC GROUND                  GAIN VARIATION: 1.3 dB                  ELECTRICAL TILT ACC.: &lt;0.55°                  AZIMUTH HPBW: 11.5°                  MECHANICAL                  NET WEIGHT: 34.6 LBS                  DIMENSION (LxWxD): 59"x11.9"x6.3"                  MAX. WIND AREA: 2.8 FT²                  MAX. WIND LOAD: 164 LBF                  MAX. WIND SPEED: 150 MPH                  HARDWARE MATERIAL: HOT DIP GALVANIZED                  CONNECTOR TYPE: 7 - 16 DIN, FEMALE (4)                  COLOR: OFF WHITE                  STANDARD MOUNTING: TM600899A-2</p>	
NOT USED	7 NOT USED	4 TMBXX-6516-R2M QUAD ANTENNA	1"=1'-0" (22x34) 1/2"=1'-0" (11x17)



REVISIONS			
REV.	DATE	DESCRIPTION	INITIALS
0	03/28/16	90% CD's	FR

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DATE: \_\_\_\_\_

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CALVARY LUTHERAN  
 SD08823A  
 3060 54TH STREET  
 SAN DIEGO, CA 92105

SHEET TITLE  
**EQUIPMENT DETAILS & SPECIFICATIONS**

SHEET NUMBER  
**A-7**