December 2, 2019

CASE#: UR_2019-0003
DATE FILED: 6/25/2019
OWNER: BRIAN H & DONNA J WILSEY
APPLICANT: T-MOBILE C/O SMARTLINK LLC
AGENT: LAUREN OTERI, TOWER ENGINEERING PROFESSIONALS
REQUEST: Renewal of previously Modified Use Permit UM_2016-0002 to administratively change the expiration date to July 16, 2029. There are no proposed changes to the existing 70 ft. tall self supporting lattice tower, no associated ground equipment or requests for any physical modifications to the Wireless Communications Facility (WCF).
LOCATION: 2.5± miles southwest of the City of Ukiah center, on the north side of Oak Knoll Road (CR 252), 1.8± miles west of its intersection with Spanish Canyon Road (CR 252G), located at 1600 Oak Knoll Rd. Ukiah (APN: 157-160-10).
ENVIRONMENTAL DETERMINATION: Categorically Exempt
SUPERVISORIAL DISTRICT: 5
STAFF PLANNER: CHEVON HOLMES
RESPONSE DUE DATE: December 16, 2019

PROJECT INFORMATION CAN BE FOUND AT: https://www.mendocinocounty.org/government/planning-building-services/public-agency-referrals

Mendocino County Planning & Building Services is soliciting your input, which will be used in staff analysis and forwarded to the appropriate public hearing. You are invited to comment on any aspect of the proposed project(s). Please convey any requirements or conditions your agency requires for project compliance to the project coordinator at the above address, or submit your comments by email to pbs@mendocinocounty.org. Please note the case number and name of the project coordinator with all correspondence to this department.

We have reviewed the above application and recommend the following (please check one):

☐ No comment at this time.
☐ Recommend conditional approval (attached).
☐ Applicant to submit additional information (attach items needed, or contact the applicant directly, copying Planning and Building Services in any correspondence you may have with the applicant)
☐ Recommend denial (Attach reasons for recommending denial).
☐ Recommend preparation of an Environmental Impact Report (attach reasons why an EIR should be required).
☐ Other comments (attach as necessary).

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

REVIEWED BY:

Signature ____________________ Department ____________________ Date ____________
CASE: UR_2019-0003

OWNER: Brian & Donna J Wilsey

APPLICANT: T-Mobile c/o Smartlink LLC

AGENT: Lauren Oteri c/o Tower Engineering Professionals

REQUEST: Renewal of previously Modified Use Permit UM_2016-0002 to administratively change the expiration date to July 16, 2029. There are no proposed changes to the existing 70 ft. tall self-supporting lattice tower, no associated ground equipment or requests for any physical modifications to the Wireless Communications Facility (WCF).

LOCATION: 2.5± miles southwest of the City of Ukiah center, on the north side of Oak Knoll Road (CR 252), 1.8± miles west of its intersection with Spanish Canyon Road (CR 252G), located at 1600 Oak Knoll Rd. Ukiah (APN: 157-160-10).

APN/S: 157-160-10-00

PARCEL SIZE: 5,625 ft² leased of 34.64 ± Acre Parcel

GENERAL PLAN: Remote Residential 20 Acre Minimum (RMR20)

ZONING: Upland Residential 40 Acre Minimum (UR:40)

EXISTING USES: Residential and Telecommunications

SUPERVISORIAL DISTRICT: 5TH (Williams)

RELATED CASES: • Minor Subdivision MS# 204-77 created 4 parcels including the subject parcel. Subsequent Boundary Line Adjustment B# 67-87 was approved resulting in the parcel’s current configuration. General Plan Amendment GP# 21-87 (approved by Board of Supervisors July 22,1988) successfully changed the General Plan land use classification from Remote Residential – 40 acre minimum to Remote Residential – 20 acre minimum, however a Rezone application was never received and therefore, the Upland Residential – 40 acre minimum base zoning designation remains today.

• On January 4, 2001, the Planning Commission approved Use U# 22-2000 and granted conditional approval for US Cellular to construct a 150-foot tall telecommunication tower on the Wilsey property. The Commission’s decision was not appealed to the Board of Supervisors. After the tower was constructed, numerous residents began to express concerns regarding aesthetic impacts, devalue of property and damage to Oak Knoll Road. Formal complaints were filed with the Department of Planning and Building Services claiming that the applicant supplied misleading written and verbal information at the public hearing which influenced the Commission to approve the project. Additional allegations from the public included constructing the tower in a different location than shown on the site plan and that the tower may be taller than the 150 foot approved height.

• The Commission met on May 2, 2002 to determine the validity of public concerns and possibly take action to modify condition terms or revoke the Use Permit entirely (Use Permit Modification/Revocation UM# 22-2000/2002). After much discussion, the Commission chose to add new and modify previous conditions reducing the overall tower height to less than 75 feet, limiting total panel and microwave antennas on tower by all wireless carriers to twelve or less, and restricting the use of a generator or propane tank at the site unless authorized by a future use permit modification.

• On July 16, 2009, the Planning Commission approved Use Permit Modification #UM 22-2000/2009 to add three (3) panel antennas and one (1) microwave dish to the existing 65 foot tall telecommunication tower and to place a battery backup power system, a GPS antenna and four (4) equipment cabinets within a 5,625 square foot leased area.

• December 31, 2014 the Zoning Administrator approved Administrative Permit AP_2014-0025 to add one (1) Long-Term Evolution (LTE) antenna, one (1) pipe mount and two (2) coax.

• On October 4, 2016 the Planning Commission approved Use Permit Modification UM_2016-0002 to add a backup generator, propane fuel tank and concrete pad to the existing telecommunications facility.

• On September 16, 2019 Administrative Permit AP_2019-0046 was approved to install three (3) new antennas and three (3) new radio units on the existing 70 foot tall lattice telecommunications tower.

NORTH: Remote Residential 40 Acres Mi

ADJACENT GENERAL PLAN: Remote Residential 40 Acres Mi

ADJACENT ZONING: Upland Residential 40 Acres Mi

ADJACENT LOT SIZES: 81.86 +/- Acres

ADJACENT USES: Vacant

EAST: Remote Residential 40 Acres Mi

ADJACENT GENERAL PLAN: Remote Residential 40 Acres Mi

ADJACENT ZONING: Upland Residential 40 Acres Mi

ADJACENT LOT SIZES: 20 +/- Acres & 40 +/- Acres

ADJACENT USES: Residential

SOUTH: Rangeland 160 Acre Minimum (RL)

ADJACENT GENERAL PLAN: Rangeland 160 Acre Minimum (RL)

ADJACENT ZONING: Rangeland 160 Acre Minimum (RL)

ADJACENT LOT SIZES: 17.47 +/- Acres & 23.61 Acres

ADJACENT USES: Residential

WEST: Rangeland 160 Acre Minimum (RL)

ADJACENT GENERAL PLAN: Rangeland 160 Acre Minimum (RL)

ADJACENT ZONING: Rangeland 160 Acre Minimum (RL)

ADJACENT LOT SIZES: 5.48 +/- Acres

ADJACENT USES: Telecom Facility

REFERRAL AGENCIES
ADDITIONAL INFORMATION: The purpose of the request is to renew Use Permit # UM22-2000/2009 to extend the expiration date to July 16, 2029. According to the application "the sole purpose of this application is to renew the existing Use Permit" and no modifications to the existing tower and compound are proposed.

STAFF PLANNER: CHEVON HOLMES

DATE: 12/2/2019

ENVIRONMENTAL DATA

| 1. MAC: | N/A |
| 2. FIRE HAZARD SEVERITY ZONE: | High and Very High Fire Hazard |
| 3. FIRE RESPONSIBILITY AREA: | Ukiah Valley Fire Protection District |
| 4. FARMLAND CLASSIFICATION: | G |
| 5. FLOOD ZONE CLASSIFICATION: | NO |
| 6. COASTAL GROUNDWATER RESOURCE AREA: | N/A |
| 7. SOIL CLASSIFICATION: | Maymen-Estel-Snook |
| 8. PYGMY VEGETATION OR PYGMY CAPABLE SOIL: | N/A |
| 9. WILLIAMSON ACT CONTRACT: | NO |
| 10. TIMBER PRODUCTION ZONE: | NO |
| 11. WETLANDS CLASSIFICATION: | NO |
| 12. EARTHQUAKE FAULT ZONE: | NO |
| 13. AIRPORT LAND USE PLANNING AREA: | NO |
| 14. SUPERFUND/BROWNFIELD/HAZMAT SITE: | NO |
| 15. NATURAL DIVERSITY DATABASE: | NO |
| 16. STATE FOREST/PARK/RECREATION AREA ADJACENT: | NO |
| 17. LANDSLIDE HAZARD: | NO |
| 18. WATER EFFICIENT LANDSCAPE REQUIRED: | NO |
| 19. WILD AND SCENIC RIVER: | NO |
| 20. SPECIFIC PLAN/SPECIAL PLAN AREA: | NO |
| 21. STATE CLEARINGHOUSE REQUIRED: | NO |
| 22. OAK WOODLAND AREA: | NO |
| 23. HARBOR DISTRICT: | NO |
APPLICATION FORM

APPLICANT
Name: T-Mobile/ c/o Smartlink LLC
Mailing Address: 621 SW Alder Street Suite 660
City: Portland
State/Zip: OR/97070

PROPERTY OWNER
Name: Brian and Donna Wisley
Mailing Address: 13750 Mountain Horse Road
City: Hopland
State/Zip: CA/ 95449

AGENT
Name: Tower Engineering Professionals (Lauren Oteri)
Mailing Address: 10700 Skies Place Suite 360
City: Charlotte
State/Zip: NC/ 28277

Parcel Size: 5,625 sq ft/ 40 acres
(Sq. feet/ Acres) Address of Property: 1600 Oak Knoll Road, Ukiah, CA

Assessor Parcel Number(s): 157-160-10

TYPE OF APPLICATION:
- Administrative Permit
- Agricultural Preserve
- Airport Land Use
- CDP- Admin
- CDP- Standard
- Certificate of Compliance
- Development Review
- Exception
- Flood Hazard
- General Plan Amendment
- Land Division-Minor
- Land Division- Major
- Land Division-Parcel
- Land Division-Resubdivision
- Modification of Conditions
- Reversion to Acreage
- Rezoning
- Use Permit-Cottage
- Use Permit-Minor
- Use Permit-Major
- Variance
- Other

I certify that the information submitted with this application is true and accurate.

__________________________ 7/2/2019
Lauren Oteri
Signature of Applicant/Agent

__________________________ 7/2/2019
Signature of Owner

RECEIVED
JUL 26 2019
Planning & Building Services
SITE AND PROJECT DESCRIPTION QUESTIONNAIRE

The purpose of this questionnaire is to relate information concerning your application to the Department of Planning and Building Services and other agencies who will be reviewing your project proposal. Please remember that the clearer picture that you give us of your project and the site, the easier it will be to promptly process your application. Please answer all questions. Those questions which do not pertain to your project please indicate "Not applicable" or "N/A".

THE PROJECT

1. Describe your project. Include secondary improvements such as wells, septic systems, grading, vegetation removal, roads, etc.

US Cellular is RENEWING the existing Use Permit # U22-2000 There will be no changes being done. The sole propose of this application is renew the existing Use Permit.

2. Structures/Lot Coverage

<table>
<thead>
<tr>
<th>Structures/Lot Coverage</th>
<th>Number of Units</th>
<th>Square Footage</th>
</tr>
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<tbody>
<tr>
<td></td>
<td>Existing</td>
<td>Proposed</td>
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<tr>
<td>Single Family</td>
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<tr>
<td>Mobile Home</td>
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<tr>
<td>Duplex</td>
<td></td>
<td></td>
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<tr>
<td>Multifamily</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Other: Cell Tower</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Other: N/A</td>
<td></td>
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</tr>
</tbody>
</table>

Total Structures Paved
Area Landscaped Area
Unimproved Area

GRAND TOTAL (Equal to gross area of Parcel)
3. If the project is commercial, industrial or institutional, complete the following:

Estimated employees per shift: N/A
Estimated shifts per day: N/A
Type of loading facilities proposed: N/A

4. Will the proposed project be phased? □ Yes □ No If yes, explain your plans for phasing:

5. Will vegetation be removed on areas other than the building sites and roads? □ Yes □ No Explain:

6. Will the project involve the use or disposal of potentially hazardous materials such as toxic substances, flammables, or explosives? □ Yes □ No If yes, explain:

7. How much off-street parking will be provided?

<table>
<thead>
<tr>
<th>Number of covered spaces</th>
<th>Number</th>
<th>Size</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number of uncovered spaces</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Number of standard spaces</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Number of handicapped spaces</td>
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<td></td>
</tr>
</tbody>
</table>

Existing Number of Spaces: N/A
Proposed Additional Spaces: N/A
Total: N/A

8. Is any road construction or grading planned? □ Yes □ No If yes, grading and drainage plans may be required. Also, describe the terrain to be traversed (e.g., steep, moderate slope, flat, etc.).

9. For grading or road construction, complete the following:

A. Amount of cut________________________ cubic yards
B. Amount of fill________________________ cubic yards
C. Maximum height of fill slope__________ feet
D. Maximum height of cut slope__________ feet
E. Amount of import or export____________ cubic yards
F. Location of borrow or disposal site______

Z:\Forms\COMPLETED Form\Planning Application-2015.docx
Page - 3
10. Does the project involve sand removal, mining or gravel extraction? □ Yes  □ No
   If yes, detailed extraction, reclamation and monitoring plans may be required.

11. Will the proposed development convert land currently or previously used for agriculture to another use?  □ Yes  □ No
   If yes, how many acres will be converted? ________ acres. An agricultural economic feasibility study may be required.

12. Will the development provide public or private recreational opportunities?  □ Yes  □ No
   If yes, explain below:
   N/A

   ____________________________________________________________
   ____________________________________________________________
   ____________________________________________________________

13. Is the proposed development visible from State Highway 1 or other scenic route?  □ Yes  □ No

14. Is the proposed development visible from a park, beach or other recreational area?  □ Yes  □ No

15. Does the development involve diking, filling, dredging or placing structures in open coastal water, wetlands, estuaries or lakes?
   Diking: □ Yes  □ No
   Filling: □ Yes  □ No
   Dredging: □ Yes  □ No
   Placement of structures in: □ open coastal waters
   □ wetlands
   □ estuaries
   □ lakes
   If so, amount of material to be dredged or filled? ________ cubic yards.
   Location of dredged material disposal site? ___________________________________________________________________

16. Has a U.S. Army Corps of Engineers permit been applied for?  □ Yes  □ No

17. Will there be any exterior lighting? □ Yes  □ No
   If yes, describe below and identify the location of all exterior lighting on the plot plan and building plans.
   N/A

18. Utilities will be supplied to the site as follows:
   A. Electricity:
      □ Utility Company (service exists to the parcel)
      □ Utility Company (requires extension of service to site: _______ feet _______ miles)
      □ On Site Generation - Specify N/A

   B. Gas:
      □ Utility Company/Tank
      □ On Site Generation - Specify N/A
      □ None

   C. Telephone: □ Yes  □ No

19. What will be the method of sewage disposal?
   □ Community sewage system - Specify supplier N/A
   □ Septic Tank
   □ Other - Specify N/A

20. What will be the domestic water source?
   □ Community water system - Specify supplier N/A
   □ Well
   □ Spring
   □ Other - Specify N/A
20. Are there any associated projects and/or adjacent properties under your ownership?  
☐ Yes  ☐ No  If yes, explain (e.g., Assessor's Parcel Number, address, etc.):

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

21. List and describe any other related permits and other public approval required for this project, including those required by other County departments, city, regional, state and federal agencies:  
N/A

________________________________________________________________________
________________________________________________________________________

22. Describe the location of the site in terms of readily identifiable landmarks (e.g., mailboxes, mile posts, street intersections, etc.):  
N/A

________________________________________________________________________
________________________________________________________________________

23. Are there existing structures on the property?  ☐ Yes  ☐ No  
If yes, describe below, and identify the use of each structure on the plot plan or tentative map if the proposal is for a subdivision:

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

24. Will any existing structures be demolished or removed?  ☐ Yes  ☐ No  
If yes, describe the type of development to be demolished or removed, including the relocation site, if applicable.

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

25. Project Height. Maximum height of existing structures 70 feet. Maximum height of proposed structures 70 feet.

26. Gross floor area of existing structures 75 square feet (including covered parking and accessory buildings). Gross floor area of proposed structures 75 square feet (including covered parking and accessory buildings).

27. Lot area (within property lines):  square feet  acres.

28. Briefly describe the project site as it exists before the project, including information on existing structures and their uses, slopes, soil stability, plants and animals, and any cultural, historical or scenic aspects. Attach any photographs of the site that you feel would be helpful.  
N/A

________________________________________________________________________
________________________________________________________________________
________________________________________________________________________

29. Briefly describe the surrounding properties, including information on plants, animals and any cultural, historic or scenic aspects. Indicate the type of land use (use chart below) and its general intensity. Attach any photographs of the vicinity that you feel would be helpful.
N/A

________________________________________________________________________
________________________________________________________________________

30. Indicate the surrounding land uses:

<table>
<thead>
<tr>
<th>North</th>
<th>East</th>
<th>South</th>
<th>West</th>
</tr>
</thead>
<tbody>
<tr>
<td>Vacant</td>
<td>Residential Agricultural</td>
<td>Commercial Industrial</td>
<td>Institutional Timberland</td>
</tr>
<tr>
<td></td>
<td>Other</td>
<td></td>
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</tbody>
</table>
CERTIFICATION AND SITE VIEW AUTHORIZATION- SUBMIT ONLY ONE COPY

1. I hereby certify that I have read this completed application and that, to the best of my knowledge, the information in this application, and all attached appendices and exhibits, is complete and correct. I understand that the failure to provide any requested information or any misstatements submitted in support of the application shall be grounds for either refusing to accept this application, for denying the permit, for suspending or revoking a permit issued on the basis of such misrepresentations, or for seeking of such further relief as may seem proper to the County.

2. I hereby grant permission for County Planning and Building Services staff and hearing bodies to enter upon and site view the premises for which this application is made in order to obtain information necessary for the preparation of required reports and render its decision.

Lauren Oteri
Owner/Authorized Agent

7/2/2019
Date

NOTE: IF SIGNED BY AGENT, OWNER MUST SIGN BELOW.

AUTHORIZED OF AGENT

I hereby authorize   Tower Engineering Professionals    to act as my representative and to bind me in all matters concerning this application.

Owner

7/8/2019
Date

MAIL DIRECTION

To facilitate proper handling of this application, please indicate the names and mailing addresses of individuals to whom you wish correspondence and/or staff reports mailed if different from those identified on Page 1 of the application form.

<table>
<thead>
<tr>
<th>Name</th>
<th>Name</th>
<th>Name</th>
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<tr>
<td>Lauren Oteri (agent)</td>
<td></td>
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<tr>
<th>Mailing Address</th>
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<tbody>
<tr>
<td>10700 Sikes Place Suite 3600 Charlotte NC 28237</td>
<td></td>
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INDEMNIFICATION AND HOLD HARMLESS

ORDINANCE NO. 3780, adopted by the Board of Supervisors on June 4, 1991, requires applicants for discretionary land use approvals, to sign the following Indemnification Agreement. Failure to sign this agreement will result in the application being considered incomplete and withheld from further processing.

INDEMNIFICATION AGREEMENT

As part of this application, applicant agrees to defend, indemnify, release and hold harmless the County of Mendocino, its agents, officers, attorneys, employees, boards and commissions, as more particularly set forth in Mendocino County Code Section 1.04.120, from any claim, action or proceeding brought against any of the foregoing individuals or entities, the purpose of which is to attack, set aside, void or annul the approval of this application or adoption of the environmental document which accompanies it. The indemnification shall include, but not be limited to, damages, costs, expenses, attorney fees or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in connection with the approval of this application, whether or not there is concurrent, passive or active negligence on the part of the County, its agents, officers, attorneys, employees, boards and commissions.

Applicant: Lauren Oteri

Date: 7/15/2019
OWNER INFORMATION:
BRIAN & DONNA WILSEY
13750 MOUNTAIN HOUSE RD.
HOPLAND, CA 95449

APPLICANT INFORMATION:
U.S. CELLULAR
4600 NE 41 ST.
SUITE 236
VANCOUVER, WA
(360) 253-4500

SITE INFORMATION:
APN 157-160-10
1600 OAK KNOLL RD.
UKIAH, CA
34.5 ACRES
SEC 31, T 15N, R 12W

NOTES:
NO NATURAL FEATURES
CONTOURS AT 2' INTERVALS
NO TREES TO BE REMOVED
NO DRAINAGE TO BE AFFECTED

SITE MAP
SCALE: 1" = 300'
UKIAH VALLEY FIRE PROTECTION DISTRICT

CASE: UR 2019-0003
OWNER: WILSEY, Brian & Donna
APN: 157-160-10
APLCT: T-Mobile/Smartlink, LLC
AGENT: Lauren Oteri
ADDRESS: 1600 Oak Knoll Road, Ukiah

MENDOCINO COUNTY PLANNING DEPARTMENT- 8/23/2019

Very High Fire Hazard
High Fire Hazard
County Fire Districts

FIRE HAZARD ZONES & RESPONSIBILITY AREAS
STATE RESPONSIBILITY AREA
Scope of Work

STRUCTURAL NOTE

- TOWER SA - N/A
- MOUNT SA - N/A

SCOPE OF WORK

TOWER SCOPE:

- EXISTING EQUIPMENT TO REMAIN:
  1. ANTEL 4500-14/13 CMIA PANEL ANTENNAS
  2. ANTEL 4500/95/90 CMIA PANEL ANTENNAS
  3. ANTEL 4500/12/95 CMIA PANEL ANTENNAS
  4. MKY AM-3.5-11-15-80-10-18 LITE ANTENNA
  5. PH IC COAX (CUT IN SHELTER)
  6. PH IC CMIA COAX
  7. PH IC LITE COAX

TOP TOWER GROUND BAR:
NO PROPOSED CHANGES

BOTTOM TOWER GROUND BAR:
NO PROPOSED CHANGES

SHELTER EXTERIOR SCOPE:

- ICE BRIDGE
  NO PROPOSED CHANGES

- SHELTER COAX POST
  NO PROPOSED CHANGES

SHELTER EXTERIOR GROUND BAR:
NO PROPOSED CHANGES

SHELTER INTERIOR SCOPE:

- EXISTING EQUIPMENT
  1. EXISTING FIXED RIMS
  2. CONDENSER TO REMAIN IN SHELTER
  3. COMBINED TO REMAIN IN SHELTER

- INTERNAL RIMS
  NO PROPOSED CHANGES

- ICE BRIDGE
  NO PROPOSED CHANGES

- SHELTER COAX POST
  NO PROPOSED CHANGES

- SHELTER EXTERIOR GROUND BAR:
  NO PROPOSED CHANGES
**SITE NAME:** SPANISH MT  
**SITE NUMBER:** 568378  
**SITE ADDRESS:** 1600 OAK KNOLL ROAD, UKIAH, CA 95482 (MENDOCINO COUNTY)

**PLAN INFORMATION**

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<td>C–6</td>
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<td>C–7</td>
<td>GROUND BAR DETAILS</td>
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<td>ANTENNA MOUNTING DETAILS</td>
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<tr>
<td>N–1</td>
<td>GENERAL NOTES</td>
<td>1</td>
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</tbody>
</table>

**INDEX OF SHEETS**

**SITE ACQUISITION:**

NAME: TOWER ENGINEERING PROFESSIONALS, INC.  
ADDRESS: 10700 SHLES PLACE, SUITE 380  
CITY, STATE, ZIP: CHICAGO, IL 60631  
CONTACT: MARK MURPHY  
PHONE: (312) 202-5553

**TOWER OWNER:**

NAME: US CELLULAR CORPORATION  
ADDRESS: 840 W. BRYN MAWR, SUITE 700  
CITY, STATE, ZIP: CHICAGO, IL 60631  
CONTACT: JOHN MAULIN  
PHONE: (312) 944-9400

**CIVIL ENGINEER:**

NAME: TOWER ENGINEERING PROFESSIONALS, INC.  
ADDRESS: 10700 SHLES PLACE, SUITE 380  
CITY, STATE, ZIP: CHICAGO, IL 60631  
CONTACT: MARK MURPHY  
PHONE: (312) 202-5553

**PROJECT INFORMATION**

**LOCATION:**

- **LATITUDE:** N 39° 06' 58.00"  
- **LONGITUDE:** W 123° 13' 46.98"  
- **GROUND ELEVATION:** 2,345'±  

**TOWER TYPE:** 70' SELF-SUPPORT TOWER  
**LOADING Type:** 4T4R  
**ACCESS ISSUES:** N/A  
**GATE COMBO:** N/A

**SCOPE OF WORK**

**TOWER SCOPE:**
- EXISTING EQUIPMENT TO REMAIN:
  - 1 ALPHA BRAIN COMBO PANEL ANTENNAS
  - 1 ALPHA BRAIN COMBO PANEL ANTENNAS

**SHELTER EXTERIOR SCOPE:**
- NO PROPOSED CHANGES
- BOTTOM TOWER GROUND BAR: N/A

**SHELTER INTERIOR SCOPE:**
- NO PROPOSED CHANGES

**SITE ACQUISITION:**

- NO STRUCTURAL NOTE
- NO INFORMATION PROVIDED USCC
- INFORMATION FROM GOOGLE EARTH

**ADDRESS:** 1600 OAK KNOLL ROAD, UKIAH, CA 95482 (MENDOCINO COUNTY)

**CONTACT:**

- TOWER ENGINEERING PROFESSIONALS  
  326 TRYON ROAD  
  RALEIGH, NC 27603-3530  
  OFFICE: (919) 661-6351  
  www.tepgroup.net

**DATE:** October 16, 2019

**REV: 09-19-19 PRELIMINARY**

**DRAWN BY:**  
**CHECKED BY:**

**U.S. Cellular**

840 W. BRYN MAWR SUITE 700  
CHICAGO, IL 60631  
(773) 399-9900

**PLANS PREPARED BY:**

TOWER ENGINEERING PROFESSIONALS  
326 TRYON ROAD  
RALEIGH, NC 27603-3530  
OFFICE: (919) 661-6351  
www.tepgroup.net
NOTE:

1. SURVEY DATED JUNE 5, 2000 BY ONTIVEROS & ASSOCIATES CONSULTING ENGINEERING & SURVEYORS. PRINTED BY USCC.

2. SURVEY SHOWN ON THIS PAGE WAS PROVIDED BY ONTIVEROS & ASSOCIATES CONSULTING ENGINEERING & SURVEYORS AND IS NOT CARRIED UNDER SIGNATURE AND SEAL OF TOWER ENGINEERING PROFESSIONALS' SURVEYING SERVICES AND/OR ITS LAND SURVEYING PROFESSIONALS.
EXISTING SHELTER LAYOUT

EXISTING OUTDOOR HVAC UNIT
EXISTING AC PANEL
EXISTING LTE RACK WITH (2) FIXED RIMS AND (1) FLEX RIMS TO REMAIN
EXISTING CONDUIT, RACK WITH SUPPORTING JUMPERS AND GROUNDS TO REMAIN (TOP OF 2)
EXISTING RELAY RACK

EXISTING MACH PLATE
EXISTING COAX CABINET (TOP OF 2)
EXISTING POWER BAY
EXISTING OVERHEAD CABLE LADDER
EXISTING BATTERY RACK

EXCELLENT SHELTER DETAILS

SCALE: N.T.S.
NOTES:
1. All views are looking from the tower towards the shelter.
2. All analog coax (if applicable) to be removed is labeled with green tape.

LEGEND

EXISTING HATCH PLATE LAYOUT

EXISTING ICE BRIDGE CONFIGURATION

EXISTING HATCH PLATE

EXISTING ICE BRIDGE

SCALE: N.T.S.
LEGEND

EXISTING COAX TO REMAIN
EXISTING COAX TO BE REMOVED
PROPOSED HYBRID
EXISTING WAV
PROPOSED WAV

USCC WAVEGUIDE

EXISTING COAX LAYOUT
SCALE: 3" = 1'-0"
EXISTING ANTENNA ASSIGNMENT

LEGEND

EXISTING COMA PANEL TO REMAIN
EXISTING LTE PANEL TO BE REMOVED
EXISTING EQUIPMENT TO REMAIN

EXISTING USCC COMA ANTENNA TO REMAIN (TOP OF 8)
EXISTING USCC LTE ANTENNA TO REMAIN

EXISTING LOADING

<table>
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<th>ANTENNAS</th>
<th>CABLES</th>
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PLANS PREPARED FOR:
U.S. Cellular
8410 W. BRYN MAWR SUITE 700
CHICAGO, IL 60652
(773) 399-8800

PROJECT INFORMATION:
568378
SPANISH MT
1600 OAK KNOB ROAD
URAGA, CA 95682
(MENDOCINO COUNTY)

PLANS PREPARED BY:
TOWER ENGINEERING PROFESSIONALS
326 TRYON ROAD
RALEIGH, NC 27603-3530
OFFICE: (919) 661-6351
www.tepgroup.net

PLAN TITLE:
ANTENNA MOUNTING DETAILS

SHEET NUMBER: C-8
REVISION: 1

SCALE: 1" = 1'-0"
GENERAL NOTES:
1. ALL REFERENCES TO OWNER IN THESE DOCUMENTS SHALL BE CONSIDERED U.S. CELLULAR OR ITS DESIGNATED REPRESENTATIVES.

2. ALL WORK PRESENTED ON THESE DRAWINGS MUST BE COMPLETED BY THE CONTRACTOR UNLESS NOTED OTHERWISE. THE CONTRACTOR MUST HAVE CONSIDERABLE EXPERIENCE IN WORK SIMILAR TO THAT DESCRIBED HEREIN. BY ACCEPTANCE OF THIS ASSIGNMENT, THE CONTRACTOR IS AFFIRMING THAT HE DOES HAVE SUITABLE EXPERIENCE AND ABILITY, THAT HE IS KNOWLEDGEABLE OF THE WORK TO BE PERFORMED AND THAT HE IS PROPERLY LICENSED AND PROPERLY REGISTERED TO DO THIS WORK IN THE STATE OF CALIFORNIA.


4. WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE CALIFORNIA BUILDING CODE, 2016 EDITION.

5. UNLESS SHOWN OR NOTED OTHERWISE ON THE CONTRACT DRAWINGS, OR IN THE SPECIFICATIONS, THE FOLLOWING NOTES SHALL APPLY TO THE MATERIALS LISTED HEREIN, AND TO THE PROCEDURES TO BE USED ON THIS PROJECT.

6. ALL HARDWARE ASSEMBLY MANUFACTURER’S INSTRUCTIONS SHALL BE FOLLOWED EXACTLY AND SMALL SUPERCIDE ANY CONFLICTING NOTES ENCLOSED HEREIN.

7. IT IS THE CONTRACTOR’S SOLE RESPONSIBILITY TO ENSURE RIGID PRODUCTION AND PROCEDURE TO ENSURE THE QUALITY OF THE STRUCTURE AND ITS COMPONENT PARTS DURING ERECTION AND/OR FIELD MODIFICATIONS. THIS INCLUDES, BUT IS NOT LIMITED TO, THE ADJUSTMENT OF INTERMITTENT BRACKETS, GUTS OR OTHER DEVICES THAT MAY BE NECESSARY. SUCH MATERIAL SHALL BE REMOVED AND SHALL REMAIN THE PROPERTY OF THE CONTRACTOR AFTER THE COMPLETION OF THE PROJECT.

8. ALL DIMENSIONS, ELEVATIONS, AND EXISTING CONDITIONS SHOWN ON THE DRAWINGS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO BEGINNING ANY MATERIALS ORDERING, ERECTION OR FIELD MODIFICATIONS. ANY DISCREPANCY SHOWN HEREIN WILL BE IMMEDIATELY NOTIFIED TO THE ATTENTION OF THE OWNER AND THE CONTRACTOR’S ENGINEER. THESE DISCREPANCIES MUST BE RESOLVED BEFORE THE CONTRACTOR IS TO PROCEED WITH THE WORK. THE OWNER SHALL HAVE A SET OF APPROVED PLANS AVAILABLE AT THE SITE AT ALL TIMES WHILE WORK IS BEING PERFORMED. A DESIGNATED RESPONSIBLE ENGINEER SHALL BE AVAILABLE FOR CONTACT BY COURIERING OR PHONE INQUIRIES. THE CONTRACT DOCUMENTS DO NOT INDICATE THE METHODS OF CONSTRUCTION. THE CONTRACTOR SHALL SUPERVISE AND EFFECT THE WORK AND SHALL BE RESPONSIBLE FOR ALL CONSTRUCTION MEASUREMENTS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES. OBSERVATION VISTS TO THE SITE BY THE OWNER AND/OR THE CONTRACTOR SHALL NOT INFLUENCE THE PROFESSIONAL JUDGMENT OR BUSINESS DECISIONS OF THE CONTRACTOR.

9. ALL MATERIALS AND EQUIPMENT PURCHASED SHALL BE NEW AND OF GOOD QUALITY, FREE FROM DEFECTS AND ERRORS AND IN CONFORMANCE WITH THE CONTRACT DOCUMENTS. ALL SUBSTITUTIONS MUST BE PROPERLY APPROVED AND AUTHORIZED AS WAYS AND MEANS TO PERFORM THE WORK, THE OWNER SHALL HAVE A SET OF APPROVED PLANS AVAILABLE AT THE SITE AT ALL TIMES WHILE WORK IS BEING PERFORMED. A DESIGNATED RESPONSIBLE ENGINEER SHALL BE AVAILABLE FOR CONTACT BY COURIERING OR PHONE INQUIRIES. THE CONTRACT DOCUMENTS DO NOT INDICATE THE METHODS OF CONSTRUCTION. THE CONTRACTOR SHALL SUPERVISE AND EFFECT THE WORK AND SHALL BE RESPONSIBLE FOR ALL CONSTRUCTION MEASUREMENTS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES.

10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INFORMING, EVALUATING, AND SUPERVISING ALL SAFETY PRECAUTIONS AND PROGRAMS IN CONSTRUCTION WITH THE WORK. THE CONTRACTOR IS RESPONSIBLE FOR INSURING THAT THE PROJECT AND RELATED WORK COMPLIES WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL SAFETY CODES AND REGULATIONS GOVERNING THIS WORK.

11. ACCESS TO THE PROPOSED WORK SITE MAY BE RESTRICTED. THE CONTRACTOR SHALL MAINTAIN THEIR INTENDED CONSTRUCTION AREA, INCLUDING WORK SCHEDULE AND MATERIALS ACCESS, WITH THE DEPARTMENT LEADING THE PROJECT.

12. BILL OF MATERIALS AND PART NUMBERS USED ON CONSTRUCTION DRAWINGS ARE INTENDED TO AN ACCURATE CONTRACTOR SHALL VERIFY PARTS AND QUANTITIES WITH MANUFACTURER PRIOR TO BIDDING AND/OR ORDERING MATERIALS.

13. ALL POINTS MUST BE OBVIOUS AND THE RESPONSIBILITY OF THE CONTRACTOR TO BE RESPONSIBLE FOR PROVIDING ALL POINTS OF MEASUREMENT ON BIDDING AND/OR ORDERING MATERIALS.

14. 24 HOURS PRIOR TO THE BEGINNING OF ANY CONSTRUCTION, THE CONTRACTOR MUST NOTIFY THE APPLICABLE JURISDICTIONAL (STATE, COUNTY OR CITY) ENGINEER.

15. THE CONTRACTOR SHALL SUPPLY (DRY, SCAFFOLD, ETC.) ALL MATERIALS NOT SUITABLE FOR USE IN THE PRESENT STATE. AFTER REMOVAL, IF THE MATERIAL REMAINS IN PLACE, THE CONTRACTOR SHALL UNDERSTAND THE MATERIAL AND REPLACE WITH NEW MATERIAL. ALL SUBSTITUTIONS MUST BE PROPERLY APPROVED WITH A FULLY LOADED TENSION AND JUMP TACK RESPONSE. ANY SOFT MATERIAL SHALL BE REMOVED OR REPLACED.

STRUCTURAL STEEL NOTES:

1. THE FABRICATION AND ERECTION OF STRUCTURAL STEEL SHALL CONFORM TO THE ASCE SPECIFICATIONS AND MANUAL OF STEEL CONSTRUCTION, 16TH EDITION.

2. UNLESS OTHERWISE NOTED, ALL STRUCTURAL ELEMENTS SHALL CONFORM TO THE FOLLOWING REQUIREMENTS:
   a. STRUCTURAL STEEL, ASTM DESIGNATION A36 OR ORS.
   b. ALL BOLTS, ASTM A325 TYPE I GALVANIZED HIGH STRENGTH BOLTS.
   c. ALL NUTS, ASTM A563 Carbon and Alloy Steel Nuts.
   d. ALL WASHERS, ASTM F436 HARDENED STEEL WASHERS.

3. ALL CONNECTIONS NOT FULLY DETAILED ON THESE PLANS SHALL BE DETAILED BY THE STEEL FABRICATOR IN ACCORDANCE WITH ASCE SPECIFICATIONS AND MANUAL OF STEEL CONSTRUCTION, 16TH EDITION.

4. HOLES SHALL NOT BE CLOTHED OR TILL STEEL UNLESS APPROVED BY THE ENGINEER.


6. DAMAGE REPAIR SURFACES WITH GALVANIZING REPAIR METHOD AND PAINT CONFORMING TO ASTM A726 OR BY APPLICATION OF ANCHOR SEAMS SPECIFIC TO THE TYPE OF GROUND TO BE REPAIRED, AND THEN APPLY AN ANCHOR SEAM FROM ALESSO HEAT SURFACES. FOR USING TO REPAIR LOCKING DEVICE SHALL BE INSTALLED ON ALL PROPOSED AND/OR REPLACED BOLTS.

7. ALL PROPOSED AND/OR REPLACED BOLTS SHALL BE OF SUITABLE LENGTH TO CLEAR THE THREADED NUTS.

8. ALL LOCKING DEVICES SHALL BE INSTALLED ON ALL PROPOSED AND/OR REPLACED BOLTS.

9. ALL ASSEMBLY AND HARDENED BOLTS ARE TO BE TIGHTENED TO A "SNUG TIGHT" CONDITION AS DEFINED IN SECTION 7.7.7.2.3. "SPECIFICATION FOR STRUCTURAL JOINTS" USING ASTM A325 OR ASTM A490, JUNE 30, 2004.

10. ALL BOLTS ARE TO BE APPLIED AFTER NUTS ARE TIGHTENED AND WASHED WITH A BLASTING AGENT.

11. FLAT WASHERS ARE TO BE INSTALLED WITH BOLTS WITH LOUDED HOLES.

12. DO NOT PERMUTE ASSEMBLY BOLTS, GALVANIZING BOLTS, NUTS, AND STEEL PARTS MAY ACT AS A LUBRICANT. NUTS MAY loose THE BOLTS MAY ACT AS A LUBRICANT. NUTS MAY loose THE BOLTS.

13. ALL NUTS ARE TO BE APPLIED AFTER NUTS ARE TIGHTENED AND WASHED WITH A BLASTING AGENT.

14. GALVANIZED ASTM A325 BOLTS SHALL NOT BE REUSED.

GROUNDING NOTES:

1. ALL CAGED CONNECTIONS TO GALVANIZED MATERIAL SHALL BE PROPERLY PREPARED TO ASSURE A SATISFACTORY CAGED.

2. CAGED CONNECTION SHOULD BE COATED WITH COLD GALVANIZING SPRAY.

3. ALL VERTICAL JUMPERS SHALL NOT BE WELDED WITHIN TWO FEET OF THE GROUND ROD.

4. PROJECT GROUNDING DIAMETER:

   a. GROUND LEAD TO GROUND BAR CONNECTED TO TOWER STEEL.
   b. TOWER STEEL.
   c. USE 2 MILE CONNECTION WITH EXHIBIT HARDWAREilda OR UNIVERSAL PIPE CLAMPS FOR ROUND MANGERS OR HARDERS ASTM HEAVY DUTY TENDED PLUG.
   d. USE EXTERNAL ANT-INSULATION COMPOUND.
   e. PANT WITH COLD GALV COMPOUND FOR BONDING.