



City of Arts & Innovation

City Council Memorandum

TO: HONORABLE MAYOR AND CITY COUNCIL **DATE: JUNE 7, 2016**

FROM: COMMUNITY & ECONOMIC DEVELOPMENT **WARD: 5**
DEPARTMENT

SUBJECT: PLANNING CASES P15-0133 (CONDITIONAL USE PERMIT) AND P16-0105 (VARIANCE) –TO PERMIT A WIRELESS TELECOMMUNICATIONS FACILITY – 2951 JACKSON STREET

ISSUE:

The issue for City Council consideration is a proposal by Andrea Urbas of Cortel, Inc., on behalf of Verizon Wireless, for a Conditional Use Permit and Variance to permit a 68-foot high, co-locatable wireless telecommunications facility camouflaged as a eucalyptus tree that is higher than permitted by Code.

RECOMMENDATIONS:

That the City Council:

1. Determine the proposed project will not have a significant effect on the environment based upon the findings set forth in the case record and adopt a Negative Declaration; and
2. Approve Planning Cases P15-0133 and P16-0105 based on and subject to the Planning Commission findings and recommended conditions found in the attached staff report.

STAFF/PLANNING COMMISSION RECOMMENDATIONS:

Staff recommended approval to the Planning Commission, subject to recommended conditions of approval. On April 7, 2016, the City Planning Commission recommended approval of Planning Cases P15-0133 and P16-0105 by a vote of 6 ayes, 0 noes and 0 abstentions, subject to staff's recommended conditions.

BACKGROUND:

The applicant proposes a 68-foot high wireless telecommunications facility, camouflaged as a eucalyptus tree, where 35-feet is the maximum permitted height. The wireless facility will be located at Arlington High School, west of the surface parking lot fronting onto Lincoln Avenue. Installation of the wireless facility requires removal of an existing mature eucalyptus tree.

The wireless facility will consist of two antenna arrays installed at centerline heights of 60 feet and 49 feet above ground level. Each antenna array consists of three separate sectors able to hold up to four, 8-foot high antennas, for a total of 12 antennas. The pole of the telecommunications facility consists of a faux bark finish to resemble the texture and color of a eucalyptus tree trunk. Faux branches and leaves are proposed to extend beyond the antenna arrays to camouflage the antennas. All appurtenances will be painted to match the proposed eucalyptus tree. A 184 square foot equipment enclosure, with an 8-foot high wall will be attached to an existing 940 square foot enclosure. Three live eucalyptus trees are proposed to be planted along Lincoln Avenue.

Antennas and equipment mounted on the existing 68-foot tall telecommunications facility, disguised as a palm tree, will be relocated to the proposed wireless telecommunications facility. The existing monopalm will be decommissioned and removed from the site.

The proposed use will be compatible with the specific site location, development, and operation standards related to wireless telecommunications facilities. The proposal will not prove detrimental to the surrounding neighborhood or the general public with fulfillment of the recommended conditions of approval.

For additional information, refer to the April 7, 2016, City Planning Commission staff report (Attachments 2 and 3), the recommended conditions (Attachment 1) and draft minutes (Attachment 4).

FISCAL IMPACT:

There is no impact to the General Fund, since all project costs are borne by the applicant.

Prepared by:	Rafael Guzman, Community & Economic Development Director
Certified as to	
availability of funds:	Scott G. Miller, Interim Finance Director/Treasurer
Approved by:	Al Zelinka, FAICP Assistant City Manager
Approved as to form:	Gary G. Geuss, City Attorney

Attachments:

1. City Planning Commission Recommended Conditions
2. City Planning Commission Report – April 7, 2016
3. City Planning Commission Report Exhibits – April 7, 2016
4. City Planning Commission Draft Minutes