



THE CITY OF SAN DIEGO
Development Services Department
1222 1st Avenue, San Diego, CA 92101

Project Address 4425 Valeta St
San Diego, CA

Project Type Discretionary Project

Primary Contact Imcclung@networkconnex.com

Instructions

<p>The following issues require corrections to the documents submitted.</p>

Scope of Work

T-MOBILE: SD06999A POINT LOMA 7TH DAY

Site Development Plans PRJ-1125166.pdf

DSD-Telecom WCF Review

Tracy Harris
THarris@sandiego.gov
619-236-7299

[Comment 00016 | Sheet A-2 | Open]

The scope of work on the project plans is a continuation of a CUP for a wireless communication facility. The scope of work is to continue the use of nine (9) antennas and three (3) RRUs; please provide the measurements. Work also includes (2) cabinets inside the existing 139.5-sq-ft equipment room located on the roof level (Information only, no response required if correct. Please verify and add any corrections if needed)

[Comment 00017 | Sheet A-2 | Open]

The scope of work on the project plans is a continuation of a CUP for a wireless communication facility. The scope of work is to continue the use of nine (9) antennas and three (3) RRUs; please provide the measurements. Work also includes (2) cabinets inside the existing 139.5-sq-ft equipment room located on the roof level (Information only, no response required if correct. Please verify and add any corrections if needed)

[Comment 00018 | Sheet A-2 | Open]

The project is located at 4425 Valeta Street. in the Peninsula Community Plan area, in the RM-1-1 (Residential – Multiple Unit) Base Zone, Council District 2. Coastal Height Overlay (CHLOZ) Area, Airport Land Compatibility Overlay Zone (ALUCOZ), and the FAA Part 77 Noticing Area. Other overlay zones may apply to the property, but they are not relevant to Wireless Communication Facilities. (Information only, no response required)

[Comment 00019 | Sheet A-1 | Open]

Pursuant to SDMC process 3 section 141.0420(c). This appears to have a childcare center on site. Please verify or, pursuant 126.0204, this project application may be processed as a NUP process 2 because it is in a commercial that



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does not contain residential development. A determination will be made once all comments have been answered.

[Comment 00020 | Sheet A-1 | Open]

Letter of Authorization from Legal Property Owner: (Required for applications on private property). Please provide as a separate document. Carrier is not property owner, must include actual property owner's signature.

[Comment 00021 | Sheet A-1 | Open]

RF report was not provided. Please provide. It must reflect the cumulative condition; if other carriers are present on the site, they must be included.

[Comment 00022 | Sheet A-1 | Open]

Signage: transpose the recommended warning signs identified on the page of the RF report on the project plans.

[Comment 00023 | Sheet A-1 | Open]

SDMC 141.0420(e)(1) states that wireless communication facilities shall utilize the smallest, least visually intrusive antennas, components and other necessary equipment.

SDMC 141.0420(e)(2) states that the applicant shall use all reasonable means to conceal or minimize the visual impacts of the wireless communication facilities through integration. Integration with existing structures or among other existing uses shall be accomplished through the use of architecture, landscape and siting solutions.

[Comment 00024 | Sheet A-1 | Open]

No visible transition lines between the old and new materials, colors, and/or surfaces are permitted. Specifically, FRP should be painted and textured to match adjacent surfaces exactly. If necessary, these surfaces should be repainted to retain consistency. This may necessitate painting an entire façade.

[Comment 00025 | Sheet A-1 | Open]

FRP should be textured and painted to match adjacent building faces at all times.

- A). Paint and texture should match completely.
- B). There should be no noticeable transitions between

FRP and adjacent surfaces at any time, be they paint, texture, or seam.

Rooftop additions should be concealed on all sides.

[Comment 00026 | Sheet A-1 | Open]

Signs placed on the roof/ground surface or painted warning markings on the flat roof or ground are preferred to signs and physical barriers in publicly visible locations.

Existing sites that modify their permits should bring signage into compliance with this section.



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[Comment 00027 | Sheet A-1 | Open]

Contact Fred Kosmo Chair of the Peninsula Community Planning Group to schedule your project for a presentation and project recommendation before the group at their next available meeting. ***Please wait until the noticing has been posted before presenting to this group.***

(419) 215-4287
fkosmo@wilsonturnerkosmo.com

[Comment 00028 | Sheet A-1 | Open]

To be considered satisfactory, responses to comments herein must show how the question will be answered by the project. A restatement of the requirements saying the project will meet them is not sufficient. (Information only, no response required)

A written response to comments is REQUIRED for submittal of the next cycle. State the location(s) on the plans where the comment was addressed, if applicable.

Rechecks: Rechecks will be performed when plans are submitted and responses are provided for verification, there is no need for verification emails.

When you submit the plans and the responses for each comment you will indicate on what sheet, page, detail or where the comments are done or were already on the plans.