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Riverside County LMS
CONDITIONS OF APPROVAL

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PLOT PLAN: TRANSMITTED Case #: PP24928

Parcel: 449-080-001

10. GENERAL CONDITIONS

TRANS DEPARTMENT

10.TRANS. 1 USE - STD INTRO (ORD 461)

RECOMMND

With respect to the conditions of approval for the referenced tentative exhibit, it is understood that the exhibit correctly shows acceptable centerline elevations, all existing easements, traveled ways, and drainage courses with appropriate Q's, and that their omission or unacceptability may require the exhibit to be resubmitted for further consideration. This ordinance and all conditions of approval are essential parts and a requirement occurring in ONE is as binding as though occurring in all. All questions regarding the true meaning of the conditions shall be referred to the Transportation Department.

10.TRANS. 2 USE - COUNTY WEB SITE

RECOMMND

Additional information, standards, ordinances, policies, and design guidelines can be obtained from the Transportation Department Web site: <http://rctlma.org/trans/>. If you have questions, please call the Plan Check Section at (951) 955-6527.

10.TRANS. 3 USE - TS/EXEMPT

RECOMMND

The Transportation Department has not required a traffic study for the subject project. The Transportation Department has determined that the project is exempt from traffic study requirements.

10.TRANS. 4 USE - NO ADD'L ROAD IMPRVMENTS

RECOMMND

No additional road improvements will be required at this time along Acacia Avenue due to existing improvements.

20. PRIOR TO A CERTAIN DATE

PLANNING DEPARTMENT

20.PLANNING. 1 USE - EXPIRATION DATE-PP

RECOMMND

This approval shall be used within two (2) years of approval date; otherwise, it shall become null and void and of no effect whatsoever. By use is meant the beginning of substantial construction contemplated by this approval within a two (2) year period which is thereafter diligently

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20. PRIOR TO A CERTAIN DATE

20. PLANNING. 1 USE - EXPIRATION DATE-PP (cont.)

RECOMMND

pursued to completion or of the actual occupancy of existing buildings or land under the terms of the authorized use.

Prior to the expiration of the two year period, the permittee may request a one (1) year extension of time request in which to use this plot plan. A maximum of three one-year extension of time requests shall be permitted. Should the time period established by any of the extension of time requests lapse, or should all three one-year extensions be obtained and no substantial construction or use of this plot plan be initiated within five (5) years of the effective date of the issuance of this plot plan, this plot plan shall become null and void.

20. PLANNING. 2 USE - LIFE OF PERMIT

RECOMMND

A wireless communication facility shall have an initial approval period (life) of ten (10) years that may be extended if a revised permit application is made and approved by the Planning Director or the Planning Commission, whichever was the original approving officer or body. Such extensions, if approved, shall be in increments of ten (10) years. The determination as to the appropriateness of such extensions shall be made, in part, on adherence to the original conditions of approval and the number of complaints, if any, received by the County. In the case of co-located facilities, the permits of all co-locaters shall automatically be extended until the last co-locater's permit expires.

60. PRIOR TO GRADING PRMT ISSUANCE

BS GRADE DEPARTMENT

60. BS GRADE. 1 USE - NPDES/SWPPP

RECOMMND

Prior to issuance of any grading or construction permits - whichever comes first - the applicant shall provide the Building and Safety Department evidence of compliance with the following: "Effective March 10, 2003 owner operators of grading or construction projects are required to comply with the N.P.D.E.S. (National Pollutant Discharge Elimination System) requirement to obtain a construction permit from the State Water Resource Control Board (SWRCB). The permit requirement applies to grading and construction

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60. PRIOR TO GRADING PRMT ISSUANCE

60.BS GRADE. 1 USE - NPDES/SWPPP (cont.)

RECOMMND

sites of "ONE" acre or larger. The owner operator can comply by submitting a "Notice of Intent" (NOI), develop and implement a STORM WATER POLLUTION PREVENTION PLAN (SWPPP) and a monitoring program and reporting plan for the construction site. For additional information and to obtain a copy of the NPDES State Construction Permit contact the SWRCB at www.swrcb.ca.gov.

Additionally, at the time the county adopts, as part of any ordinance, regulations specific to the N.P.D.E.S., this project (or subdivision) shall comply with them.

PLANNING DEPARTMENT

60.PLANNING. 4 USE - GRADING PLANS

RECOMMND

If grading is proposed, the project must comply with the following:

a. The developer shall submit one print of a comprehensive grading plan to the Department of Building and Safety which complies with the Uniform Building Code, Chapter 70, as amended by Ordinance No. 457 and as may be additionally provided for in these conditions.

b. A grading permit shall be obtained from the Department of Building and Safety prior to commencement of any grading outside of a County maintained road right-of-way.

c. Graded but undeveloped land shall be planted with interim landscaping or provided with other erosion control measures as approved by the Director of Building and Safety.

d. Graded areas shall be revegetated or landscaped with native species which are fire resistant, drought tolerant, low water using and erosion controlling.

60.PLANNING. 6 USE - SKR FEE CONDITION

RECOMMND

Prior to the issuance of a grading permit, the applicant shall comply with the provisions of Riverside County Ordinance No. 663, which generally requires the payment of the appropriate fee set forth in that ordinance. The amount of the fee required to be paid may vary depending

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60. PRIOR TO GRADING PRMT ISSUANCE

60. PLANNING. 6 USE - SKR FEE CONDITION (cont.)

RECOMMND

upon a variety of factors, including the type of development application submitted and the applicability of any fee reduction or exemption provisions contained in Riverside County Ordinance No. 663. Said fee shall be calculated on the approved development project which is anticipated to be 0.25 acres (gross) in accordance with APPROVED EXHIBIT NO. A. If the development is subsequently revised, this acreage amount may be modified in order to reflect the revised development project acreage amount. In the event Riverside County Ordinance No. 663 is rescinded, this condition will no longer be applicable. However, should Riverside County Ordinance No. 663 be rescinded and superseded by a subsequent mitigation fee ordinance, payment of the appropriate fee set forth in that ordinance shall be required.

60. PLANNING. 10 USE - PALEO PRIMP & MONITOR

RECOMMND

This site is mapped in the County's General Plan as having a High potential for paleontological resources (fossils). Proposed project site grading/earthmoving activities could potentially impact this resource. HENCE:

PRIOR TO ISSUANCE OF GRADING PERMITS:

1. The applicant shall retain a qualified paleontologist approved by the County of Riverside to create and implement a project-specific plan for monitoring site grading/earthmoving activities (project paleontologist).
2. The project paleontologist retained shall review the approved development plan and grading plan and shall conduct any pre-construction work necessary to render appropriate monitoring and mitigation requirements as appropriate. These requirements shall be documented by the project paleontologist in a Paleontological Resource Impact Mitigation Program (PRIMP). This PRIMP shall be submitted to the County Geologist for review and approval prior to issuance of a Grading Permit.

Information to be contained in the PRIMP, at a minimum and in addition to other industry standard and Society of Vertebrate Paleontology standards, are as follows:

1. Description of the proposed site and planned grading operations.

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60. PRIOR TO GRADING PRMT ISSUANCE

60. PLANNING. 10 USE - PALEO PRIMP & MONITOR (cont.)

RECOMMND

2. Description of the level of monitoring required for all earth-moving activities in the project area.
3. Identification and qualifications of the qualified paleontological monitor to be employed for grading operations monitoring.
4. Identification of personnel with authority and responsibility to temporarily halt or divert grading equipment to allow for recovery of large specimens.
5. Direction for any fossil discoveries to be immediately reported to the property owner who in turn will immediately notify the County Geologist of the discovery.
6. Means and methods to be employed by the paleontological monitor to quickly salvage fossils as they are unearthed to avoid construction delays.
7. Sampling of sediments that are likely to contain the remains of small fossil invertebrates and vertebrates.
8. Procedures and protocol for collecting and processing of samples and specimens.
9. Fossil identification and curation procedures to be employed.
10. Identification of the permanent repository to receive any recovered fossil material. * Per the County of Riverside "SABER Policy", paleontological fossils found in the County of Riverside should, by preference, be directed to the Western Science Center in the City of Hemet. A written agreement between the property owner/developer and the repository must be in place prior to site grading.
11. All pertinent exhibits, maps and references.
12. Procedures for reporting of findings.
13. Identification and acknowledgement of the developer for the content of the PRIMP as well as acceptance of financial responsibility for monitoring, reporting and curation fees. The property owner and/or applicant on whose land the paleontological fossils are discovered shall provide

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60. PRIOR TO GRADING PRMT ISSUANCE

60. PLANNING. 10 USE - PALEO PRIMP & MONITOR (cont.) (cont.) RECOMMND

appropriate funding for monitoring, reporting, delivery and curating the fossils at the institution where the fossils will be placed, and will provide confirmation to the County that such funding has been paid to the institution.

All reports shall be signed by the project paleontologist and all other professionals responsible for the report's content (eg. Professional Geologist), as appropriate. Two wet-signed original copies of the report(s) shall be submitted to the office of the County Geologist along with a copy of this condition and the grading plan for appropriate case processing and tracking. These documents should not be submitted to the project Planner, the Plan Check staff, the Land Use Counter or any other County office. In addition, the applicant shall submit proof of hiring (i.e. copy of executed contract, retainer agreement, etc.) a project paleontologist for the in-grading implementation of the PRIMP.

70. PRIOR TO GRADING FINAL INSPECT

PLANNING DEPARTMENT

70. PLANNING. 1 USE - PALEO MONITORING REPORT

RECOMMND

PRIOR TO GRADING FINAL:

The applicant shall submit to the County Geologist one wet-signed copy of the Paleontological Monitoring Report prepared for site grading operations at this site. The report shall be certified by the professionally-qualified Paleontologist responsible for the content of the report. This Paleontologist must be on the County's Paleontology Consultant List. The report shall contain a report of findings made during all site grading activities and an appended itemized list of fossil specimens recovered during grading (if any) and proof of accession of fossil materials into the pre-approved museum repository. In addition, all appropriate fossil location information shall be submitted to the Western Center, the San Bernardino County Museum and Los Angeles County Museum of Natural History, at a minimum, for incorporation into their Regional Locality Inventories.

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80. PRIOR TO BLDG PRMT ISSUANCE

BS GRADE DEPARTMENT

80.BS GRADE. 1 USE - SITE EVALUATION

RECOMMND

The information provided does not indicate whether any grading has taken place or will take place on this lot.

Therefore, prior to the issuance of any building permits, the applicant shall provide the Building & Safety Department with documentation that the cell tower and equipment site is not graded - a site is considered not graded if it has less than 50 cubic yards of cut or fill (whichever is greater) material on it. If the grading status of the site cannot be determined from the information supplied by the applicant, documentation of site status will be required. Documentation can be in the form of a signed and stamped letter from a registered civil engineer - stating less than 50 cubic yards of cut or fill material has been graded - or by a special inspection permit from the Building & Safety Department. This permit pays for a site review to determine the need for further information or a permit on the existing grading - if any.

Site evaluation need not take place if the applicant obtains a grading permit.

PLANNING DEPARTMENT

80.PLANNING. 1 USE - ELEVATIONS & MATERIALS

RECOMMND

Building and structure elevations shall be in substantial conformance with that shown on the APPROVED EXHIBIT A, dated 03/15/13.

80.PLANNING. 2 USE - LIGHTING PLANS CT

RECOMMND

Any proposed outdoor lighting must be shown on electrical plans submitted to the Department of Building and Safety for plan check approval and shall comply with the requirements of Riverside County Ordinance No. 655 and the Riverside County General Plan.

80.PLANNING. 3 USE - RVW BLDNG PLNS/SOCKS/BRN

RECOMMND

Prior to building permit issuance, the Planning Department shall review the plan check approved building plans to insure that he branches for proposed monopine are spaced at

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80. PRIOR TO BLDG PRMT ISSUANCE

80.PLANNING. 3 USE - RVW BLDNG PLNS/SOCKS/BRN (cont.)

RECOMMND

three (3) branches per foot, all antennas have "socks", and the branches start 15 feet from the bottom of the tree in accordance with the APPROVED EXHIBIT A, dated 03/15/13.

80.PLANNING. 4 USE- LC LANDSCAPE SECURITIES

RECOMMND

Performance securities, in amounts to be determined by the Director of Building and Safety to guarantee the installation of plantings, irrigation system, walls and/or fences, in accordance with the approved plan, shall be filed with the Department of Building and Safety. Securities may require review by County Counsel and other staff. Permit holder is encouraged to allow adequate time to ensure that securities are in place. The performance security may be released one year after structural final, inspection report, and the One-Year Post Establishment report confirms that the plantings and irrigation components have been adequately installed and maintained. A cash security shall be required when the estimated cost is \$2,500.00 or less.

Prior to the issuance of building permits, the developer/permit holder shall submit an estimate to replace plantings, irrigation systems, ornamental landscape elements, walls and/or fences, in amounts to be approved by the Riverside County Planning Department, Landscape Division. Once the Planning Department has approved the estimate, the developer/permit holder shall submit the estimate to the Riverside County Department of Building and Safety who will then provide the developer/permit holder with the requisite forms. The required forms shall be completed and submitted to Building and Safety for processing and review in conjunction with County Counsel. Upon determination of compliance, the Department of Building and Safety shall clear this condition.

NOTE:

A cash security shall be required when the estimated cost is \$2,500.00 or less. It is highly encouraged to allow adequate time to ensure that securities are in place. The performance security shall be released following a successful completion of the One Year Post-Establishment Inspection, and the inspection report confirms that the planting and irrigation components are thriving and in good working order consistent with the approved landscaping plans.

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80. PRIOR TO BLDG PRMT ISSUANCE

TRANS DEPARTMENT

80.TRANS. 1 USE - EVIDENCE/LEGAL ACCESS

RECOMMND

Provide evidence of legal access.

80.TRANS. 2 USE - UTILITY PLAN CELL TOWER

RECOMMND

Proposed electrical power lines below 33.6 KV within public right-of-way for this cell tower site shall be designed to be placed underground in accordance with Ordinance 460 and 461, or as approved by the Transportation Department. The applicant is responsible for coordinating the work with the serving utility company. A disposition note describing the above shall be reflected on the site plan. A written proof for initiating the design and/or application of the relocation issued by the utility company shall be submitted to the Transportation Department for verification purposes.

90. PRIOR TO BLDG FINAL INSPECTION

B&S DEPARTMENT

90.B&S. 1 BP - MSHCP FEE/ORDS 810 & 875

INEFFECT

Prior to the final inspection, applicants are required to pay the Riverside County Multiple Species Habitat Conservation Plan fees required by either Ordinance 810, Western MSHCP or Ordinance 875, Coachella Valley MSHCP.

E HEALTH DEPARTMENT

90.E HEALTH. 1 USE - HAZMAT BUS PLAN

RECOMMND

The facility will require a business emergency plan for the storage of hazardous materials greater than 55 gallons, 200 cubic feet or 500 pounds, or any acutely hazardous materials or extremely hazardous substances.

90.E HEALTH. 2 USE - HAZMAT REVIEW

RECOMMND

If further review of the site indicates additional environmental health issues, the Hazardous Materials Management Division reserves the right to regulate the business in accordance with applicable County Ordinances.

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90. PRIOR TO BLDG FINAL INSPECTION

90.E HEALTH. 3 USE - HAZMAT CONTACT

RECOMMND

Contact a Hazardous Materials Specialist, Hazardous Materials Management Division, at (951) 358-5055 for any additional requirements.

PLANNING DEPARTMENT

90.PLANNING. 2 USE - UTILITIES UNDERGROUND

RECOMMND

All utilities, except electrical lines rated 33 kV or greater, shall be installed underground. If the permittee provides to the Department of Building and Safety and the Planning Department a definitive statement from the utility provider refusing to allow underground installation of the utilities they provide, this condition shall be null and void with respect to that utility.

90.PLANNING. 3 USE - WALL & FENCE LOCATIONS

RECOMMND

Wall and/or fence locations shall be in conformance with APPROVED EXHIBIT A.

90.PLANNING. 4 USE - SKR FEE CONDITION

RECOMMND

Prior to the issuance of a certificate of occupancy, or upon building permit final inspection, whichever comes first, the applicant shall comply with the provisions of Riverside County Ordinance No. 663, which generally requires the payment of the appropriate fee set forth in that ordinance.

The amount of the fee required to be paid may vary, depending upon a variety of factors, including the type of development application submitted and the applicability of any fee reduction or exemption provisions contained in Riverside County Ordinance No. 663. Said fee shall be calculated on the approved development project which is anticipated to be 0.25 acres (gross) in accordance with APPROVED EXHIBIT A. If the development is subsequently revised, this acreage amount may be modified in order to reflect the revised development project acreage amount. In the event Riverside County Ordinance No. 663 is rescinded, this condition will no longer be applicable. However, should Riverside County Ordinance No. 663 be rescinded and superseded by a subsequent mitigation fee ordinance, payment of the appropriate fee set forth in that ordinance shall be required.

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90. PRIOR TO BLDG FINAL INSPECTION

90. PLANNING. 5 USE - ORD NO. 659 (DIF)

RECOMMND

Prior to the issuance of either a certificate of occupancy or prior to building permit final inspection, the applicant shall comply with the provisions of Riverside County Ordinance No. 659, which requires the payment of the appropriate fee set forth in the Ordinance. Riverside County Ordinance No. 659 has been established to set forth policies, regulations and fees related to the funding and installation of facilities and the acquisition of open space and habitat necessary to address the direct and cumulative environmental effects generated by new development project described and defined in this Ordinance, and it establishes the authorized uses of the fees collected.

The amount of the fee for commercial or industrial development shall be calculated on the basis of the "Project Area," as defined in the Ordinance, which shall mean the net area, measured in acres, from the adjacent road right-of-way to the limits of the project development. The Project Area for Plot Plan No. 24928 has been calculated to be 0.25 net acres.

In the event Riverside County Ordinance No. 659 is rescinded, this condition will no longer be applicable. However, should Riverside County Ordinance No. 659 be rescinded and superseded by a subsequent mitigation fee ordinance, payment of the appropriate fee set forth in that ordinance shall be required.

90. PLANNING. 6 USE - SIGNAGE REQUIREMENT

RECOMMND

Prior to final inspection of any building permit, the permit holder, developer or successor-in-interest shall install a sign no smaller than 12 inches by 12 inches upon an exterior wall or fence that surrounds the lease area that provides the following contact information:

- Address of wireless communications facility and any internal site identification number or code;
- Name(s) of company who operates the wireless communications facility;
- Full company address, including mailing address and division name that will address problems;
- Telephone number of wireless communications facility company.

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90. PRIOR TO BLDG FINAL INSPECTION

90. PLANNING. 6 USE - SIGNAGE REQUIREMENT (cont.)

RECOMMND

If a co-located facility (addition antennas and/or equipment shelters or cabinets) are added to an existing facility, an additional sign, including the above described information, shall be installed on said shelter or cabinet stating the name of the company who operates the primary wireless communications facility and the name of the company that operates the co-located facility.

90. PLANNING. 7 USE - SITE INSPECTION

RECOMMND

Prior to final inspection, the Planning Department shall inspect and determine that the conditions of PP24928 have been met; specifically that the branches for proposed monopine are spaced at three (3) branches per foot, all antennas have "socks", and the branches start 15 feet from the bottom of the tree in accordance with the APPROVED EXHIBIT A, dated 03/15/13.

90. PLANNING. 8 USE- LC LANDSCAPE INSPECT DEP

RECOMMND

Prior to building permit final inspection, the developer/permit holder shall file an Inspection Request Form and deposit sufficient funds to cover the costs of the Installation, the 6th month, and One Year Post-Establishment landscape inspections. In the event that an open landscape case is not available, then the applicant shall open a FEE ONLY case to conduct inspections. The deposit required for landscape inspections shall be determined by the Riverside County Landscape Division. The estimated fee for the Installation, the 6th month inspection, and the One Year Post-Establishment landscape inspections will be determined by the County Planning Department's Landscape personnel prior to approval of the requisite Plot Plan for Planting and Irrigation. The Planning Department shall clear this condition upon determination of compliance.

90. PLANNING. 9 USE- LC LANDSCAPE INSPECT REQ

RECOMMND

The permit holder's landscape architect responsible for preparing the Landscaping and Irrigation Plans (or on-site representative) shall arrange for a INSTALLATION INSPECTION with the Planning Department at least five (5) working days prior to the installation of any landscape or irrigation components.

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90. PRIOR TO BLDG FINAL INSPECTION

90.PLANNING. 9 USE- LC LANDSCAPE INSPECT REQ (cont.)

RECOMMND

Upon successful completion of the INSTALLATION INSPECTION, the applicant will arrange for an 6th month INSTALLATION INSPECTION at least five 5 working days prior to the building final inspection or issuance of occupancy permit, whichever occurs first and comply with the Planning Department's Milestone 80 conditions entitled "USE-LANDSCAPING SECURITY" and the Milestone 90 condition entitled "LANDSCAPE INSPECTION DEPOSIT." Upon successful completion of the INSTALLATION INSPECTION, the County Planning Department's Landscape Inspector and the permit holder's landscape architect (or on-site representative) shall execute a Landscape Certificate of Completion that shall be submitted to the Planning Department and the Department of Building and Safety. The Planning Department shall clear this condition upon determination of compliance.

90.PLANNING. 10 USE- LC COMPLY W/ LAND & IRR

RECOMMND

All required landscape planting and irrigation shall have been installed in accordance with approved Landscaping, Irrigation, and Shading Plans, Ordinance No. 859 (as adopted and any amendments thereto), and the Riverside County Guide to California Landscaping. All landscape and irrigation components shall be in a condition acceptable to the Planning Department through the implementation of the Department's Milestone 90 condition entitled "USE - LNDSCP/IRRIG INSTALL INS." The plants shall be healthy and free of weeds, disease or pests. The irrigation system shall be properly constructed and determined to be in good working order.

TRANS DEPARTMENT

90.TRANS. 1 USE - WRCOG TUMF

RECOMMND

Prior to the issuance of an occupancy permit, the project proponent shall pay the Transportation Uniform Mitigation Fee (TUMF) in accordance with the fee schedule in effect at the time of issuance, pursuant to Ordinance No. 824.

90.TRANS. 2 USE-UTILITY INSTALL CELL TOWER

RECOMMND

Proposed electrical power lines below 33.6 KV within public right-of-way for this cell tower site shall be underground in accordance with Ordinance 460 and 461, or as approved by

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90. PRIOR TO BLDG FINAL INSPECTION

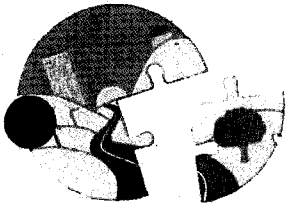
90.TRANS. 2

USE-UTILITY INSTALL CELL TOWER (cont.)

RECOMMND

the Transportation Department.

A certificate should be obtained from the pertinent utility company and submitted to the Department of Transportation as proof of completion.



Carolyn Syms Luna
Director

RIVERSIDE COUNTY PLANNING DEPARTMENT

Memorandum

DATE: June 3, 2013
TO: Planning Director
FROM: H. P. Kang, Project Planner
RE: Item No. 2.8 - Plot Plan No 24928 (Verizon Wireless)

This memorandum is prepared to add information to or revise information contained in the previously prepared Staff Report:

- Attachment: Three (3) correspondences were received in opposition to the project and they are as follows:

 - Ms. Cathi Franks – 41830 Vanchelle Ct (Health effects)
 - Mrs. Mary A. Johnson – 41745 Erin Drive (Fault line, close proximity to school, and location within single family residential area)
 - Ms. Sharyl Williams – 26070 Stanford Street (Health effects)
- Additional Contacts: Two (2) additional property owners contacted (via phone) the County of Riverside with no objections to the proposed wireless cell towers.

 - Dr. Michael Bushard – owns 41900 – 41960 Acacia Street
 - Ezekiel Sotelo – Lives at 26138 Stanford Street
- Alternative Site Search: Verizon has provided letters of alternative sites that resulted in no response. Additional location such as the Fire station (approximately 0.2 miles) was not viable for height limitations and the Jehovah's Witness and Mormon churches have historically shown no interest. The applicant also stated that the Stater Brothers properties have not responded to multiple inquiries for the property located on Florida Avenue approximately 0.3 miles to the north.

Riverside Office · 4080 Lemon Street, 12th Floor
P.O. Box 1409, Riverside, California 92502-1409
(951) 955-3200 · Fax (951) 955-1811

Desert Office · 38686 El Cerrito Road
Palm Desert, California 92211
(760) 863-8277 · Fax (760) 863-7555

Kang, HP

From: Cathi Franks [CathiFranks@roadrunner.com]
Sent: Wednesday, May 15, 2013 11:51 AM
To: Kang, HP
Subject: Re: Cell Phone Tower Plot Plan # 24928

Importance: High

Thank you for getting back to me, however, I did not get any message on my phone yesterday or today. If the message you intended to leave contains information in addition to your email message below, please call again.

I have contacted neighbors, both schools' administrations (within proximity of this planned cell tower), the superintendent of Hemet Unified School District and the Press Enterprise. I fully expect a strong show of force in opposition to the construction of said tower. Many people plan to attend the 6/3 Planning Dept. meeting at 1:30 p.m. in Riverside, but according to your website, that particular meeting is not on the schedule. If there is a change in date, time or place, I NEED to be notified in advance so that plans can be made by all parties to attend.

One more item I wish to include in my opposition to this tower, is the proximity to V.I.P. Tots, next to the Little Lake Elementary School, a pre-school intervention program for handicapped and medically fragile children as young as 18 months. A number of these children cannot tolerate even the small amount of emissions from cell phones, much less a 65' monstrosity emitting many times as much, behind their facility. Two schools should be ALL that be necessary to stop this project!! I hope that this will also be included in written opposition.

Thank you.
Cathi Franks

----- Original Message -----

From: Kang, HP
To: Cathi Franks
Sent: Wednesday, May 15, 2013 9:55 AM
Subject: RE: Cell Phone Tower Plot Plan # 24928

Dear Ms. Franks:

Thank you so much for taking interest in the developments in the County of Riverside near Hemet area. We are in receipt of your email, letter and the phone call. I did leave you a message on your phone yesterday. I will present this item at the Director's Hearing and your concerns will be a part of the added memo. If you have any questions, please do not hesitate to contact me.

Sincerely,

H. P. Kang

H. P. Kang, MBA
Project Planner
Riverside County Planning Department
4080 Lemon St., 12th Fl.
Riverside, CA 92501-3634
(951)955-1888 O
(951)955-1811 F
hpkang@rctlma.org

From: Cathi Franks [mailto:CathiFranks@roadrunner.com]

Sent: Friday, May 10, 2013 12:15 PM

To: Kang, HP

Subject: Cell Phone Tower Plot Plan # 24928

I left a message this morning @ (951) 955-1888 to begin the process of objecting to the plan to erect a Verizon Cell Tower at the Eastern corner of Stanford and West of Meridian Sts. in Hemet. This location is within PROXIMITY of LITTLE LAKE ELEMENTARY SCHOOL!!!

I want to GO ON RECORD as objecting to this project and plan to petition my entire neighborhood in preparation to challenge this project. I am also in communication with the Hemet Unified School District in this endeavor.

Next, I will put in writing at all levels of your Planning Dept. stating our plans to stop this project!!! I am prepared to do whatever it takes to prevent this cell tower from being forced on our residential neighborhood, SO CLOSE TO AN ELEMENTARY SCHOOL.

Personally, I now live immediately next to its planned area. To give a little background on my personal mission to prevent this, I would like you to know the following: I lived in New Jersey, close to Ciba Geigy, a chemical company that settled with many class action lawsuit parties for cancer-causing exposure to its chemical dyes buried in 55 gallon drums which, when decomposed, leached harmful chemicals into the ground water. As a result of that particular exposure, my husband of 29 years, died from bladder cancer that had metastasized to his liver. Without admitting fault, that company was forced to pay multiple very large claims, including our own. With that history, I want you to know that I will object to this plan on every level necessary to prevent its implementation. I will not wait to see what "might happen" years from now with the electromagnetic dangers that I have researched including the Israel study which found that "the risk of cancer was 4.15 for those living near the cell phone transmitter compared with the entire population of Israel." (See Increased incidence of Cancer Near a Cell-Phone Transmitter Station, PDF.) I will not put my family and neighborhood in harm's way by ignoring a hazard to our health.

As you can see, I am prepared to fight this armed with all information at my disposal, with the help of my neighbors and whatever else I can do to prevent this project.

I can be reached at: Cathi Franks, 41830 Vanchelle Ct., Hemet, CA 92544 (951) 765-2021.

Please make record of this communication and all that will follow.

May 21, 2013

County of Riverside Planning Department
Attn: H. P. Kang
P. O. Box 1409
Riverside, CA 92502

RECEIVED
MAY 22 2013

ADMINISTRATION
RIVERSIDE COUNTY
PLANNING DEPARTMENT

Re: Plot Plan No. 24928
Applicant: Verizon Wireless

I am opposed to a wireless communication facility for Verizon Wireless in the Third Supervisorial District for the following reasons:

- 1) Too close to Little Lake Elementary School.
- 2) Location is on or close to the fault line.
- 3) Location is in a single family residential area

Regards,

M. A. Johnson
Mrs. Mary A. Johnson
41745 Erin Drive
Hemet, CA 92544

Kang, HP

From: swilliams@rcoe.us
Sent: Wednesday, May 29, 2013 9:23 AM
To: Kang, HP
Subject: Plot Plan 24928

THIS EMAIL HAS BEEN SUBMITTED VIA THE RCTLMA WEBSITE.

I live West of the proposed plan on Acacia, My property backs up to the field where they are doing the building. I have used that field since August of 1995 to access the back of my property. That is the only access have to be able to get to my property. I hope that this project does not affect my access, as this is the only way to access the back of my property. I also am upset by research that shows if you live within a quarter mile of a cell phone antenna or tower, you may be at risk of serious harm to your health, and this project is almost in my backyard. I am concerned for the health of my child, and grandchild that live in my home. I feel this project site will be exposing hazards associated with electromagnetic frequencies from cell phone towers and other sources to my family. There are continued studies have found that levels of radiation emitted from cell phone towers can damage cell tissues and DNA, causing miscarriage, suppressing immune function, and causing other health problems. I bought a EMF detector to start documenting data from my backyard.

Sharyl williams

26070 Stanford Street

Hemet CA 92544

951-775-3767

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nt: Wednesday, May 29, 2013 9:23 AM
: Kang, HP
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He CA 92544

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May 21, 2013

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Attn: H. P. Kang
P. O. Box 1409
Riverside, CA 92502

RECEIVED
MAY 22 2013

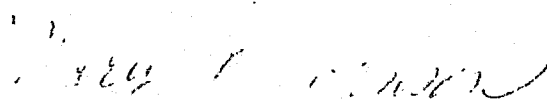
ADMINISTRATION
RIVERSIDE COUNTY
PLANNING DEPARTMENT

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- 2) Location is on or close to the fault line.
- 3) Location is in a single family residential area

Regards,



Mrs. Mary A. Johnson
41745 Erin Drive
Hemet, CA 92544

Kang, HP

From: Randi Newton [RNewton@spectrumse.com]
Sent: Wednesday, May 15, 2013 11:49 AM
To: Kang, HP
Subject: RE: Cell Phone Tower Plot Plan # 24928
Attachments: doc02984620130515114556.pdf

HP:

Attached are letters of interest that we sent out to other properties in the area. Only Mr. Johnson called with any interest.

The fire station was not a viable candidate due to limited space as well as height limitations.

Jehovah's Witness and Mormon churches have historically shown no interest.

Thank you,

Randi Newton
(909) 944-5471 ext 13

-----Original Message-----

From: Kang, HP [mailto:HPKANG@rctlma.org]
Sent: Wednesday, May 15, 2013 11:23 AM
To: Randi Newton
Subject: RE: Cell Phone Tower Plot Plan # 24928

Randi:

Another question..do you have documentation that you looked at alternative in the vicinity for the antenna? One of the Commissioner is remembering that the alternative analysis was not done at the time. Also he is mentioning that there is the Stater brother's shopping center on the south side of Florida Ave and east of Standford St. Additionally, there is also a County Fire station on Standford St. that might be an alternative.

Please let me know if you have that information. If you have any questions, please let me know.

Sincerely,
H. P.

-----Original Message-----

From: Randi Newton [mailto:RNewton@spectrumse.com]
Sent: Wednesday, May 15, 2013 9:37 AM
To: Kang, HP
Subject: Re: Cell Phone Tower Plot Plan # 24928

We will wait until the hearing. We cannot, like the County, discuss possible health concerns.

I will pull up the section and send. I'm out in the field but will be back this afternoon.

On May 15, 2013, at 9:17 AM, "Kang, HP" <HPKANG@rctlma.org> wrote:

Randi:

It will be covered at the hearing. Would you send me the section of the Additionally, would you like to contact Ms. Franks to discuss the matter or just wait until the hearing day? Please let me know.

> Sincerely,

> H. P.

> -----Original Message-----

> From: Randi Newton [mailto:RNewton@spectrumse.com]

> Sent: Wednesday, May 15, 2013 8:52 AM

> To: Kang, HP

> Subject: Re: Cell Phone Tower Plot Plan # 24928

> Fabulous. Thank you. Are you able to let her know that the Planning Department cannot deny the project based on health concerns? Or will that be covered at the hearing?

> On May 15, 2013, at 8:36 AM, "Kang, HP" <HPKANG@rctlma.org> wrote:

>> Good Morning Randi:

>> I received this email and a letter (from the same person) who is in opposition of your project. This letter will be a part of the staff report addition as a memo. Just wanted to inform you so that you can prepare for the hearing and any information that might address or give some comfort to the resident. Her address is listed in the email and letter.

>> If you have any questions, please let me know.

>> Sincerely,

>> H. P. Kang

>> H. P. Kang, MBA

>> Project Planner

>> Riverside County Planning Department

>> 4080 Lemon St., 12th Fl.

>> Riverside, CA 92501-3634

>> (951)955-1888 O

>> (951)955-1811 F

>> hp kang@rctlma.org

>> [RC Logo]

>> From: Cathi Franks [mailto:CathiFranks@roadrunner.com]

>> Sent: Friday, May 10, 2013 12:15 PM

>> To: Kang, HP

>> Subject: Cell Phone Tower Plot Plan # 24928

>> I left a message this morning @ (951) 955-1888 to begin the process of objecting to the plan to erect a Verizon cell tower at the eastern corner of Stanford and West of Meridian Sts. in Hemet. This location is within PROXIMITY of LITTLE LAKE ELEMENTARY SCHOOL!!!

>>
>> I want to GO ON RECORD as objecting to this project and plan to petition my entire neighborhood in preparation to challenge this project. I am also in communication with the Hemet Unified School District in this endeavor.

>>
>> Next, I will put in writing at all levels of your Planning Dept. stating our plans to stop this project!!! I am prepared to do whatever it takes to prevent this cell tower from being forced on our residential neighborhood, SO CLOSE TO AN ELEMENTARY SCHOOL.

>>
>> Personally, I now live immediately next to its planned area. To give a little background on my personal mission to prevent this, I would like you to know the following: I lived in New Jersey, close to Ciba Geigy, a chemical company that settled with many class action lawsuit parties for cancer-causing exposure to its chemical dyes buried in 55 gallon drums which, when decomposed, leached harmful chemicals into the ground water. As a result of that particular exposure, my husband of 29 years, died from bladder cancer that had metastasized to his liver. Without admitting fault, that company was forced to pay multiple very large claims, including our own. With that history, I want you to know that I will object to this plan on every level necessary to prevent its implementation. I will not wait to see what "might happen" years from now with the electromagnetic dangers that I have researched including the Israel study which found that "the risk of cancer was 4.15 for those living near the cell phone transmitter compared with the entire population of Israel." (See Increased incidence of Cancer Near a Cell-Phone Transmitter Station, PDF.) I will not put my family and neighborhood in harm's way by ignoring a hazard to our health.

>> As you can see, I am prepared to fight this armed with all information at my disposal, with the help of my neighbors and whatever else I can do to prevent this project.

>>
>> I can be reached at: Cathi Franks, 41830 Vanchelle Ct., Hemet, CA 92544 (951) 765-2021.

>>
>> Please make record of this communication and all that will follow.

>>
>>
>>
>>
>>
>> <Cathie Franks 051413.pdf>
>> <image001.png>

LAND DEVELOPMENT COMMITTEE
INITIAL CASE TRANSMITTAL
RIVERSIDE COUNTY PLANNING DEPARTMENT - RIVERSIDE
P.O. Box 1409
Riverside, CA 92502-1409

DATE: November 3, 2011

TO:

Riv. Co. Transportation Dept.
Riv. Co. Environmental Health Dept.
Riv. Co. Flood Control District
Riv. Co. Fire Department
Riv. Co. Building & Safety - Grading
Riv. Co. Building & Safety - Plan Check
Regional Parks & Open Space District.
Riv. Co. Environmental Programs Dept.

P.D. Geology Section-D. Jones
P.D. Landscaping Section-R. Dyo
P.D. Archaeology Section-L. Mouriquand
Riv. Co. Surveyor- Bob Roberson
Riv. Co. Information Technology-J. Sarkasian
Riv. Co. Sheriff's Dept.
Riv. Co. Waste Management Dept.
County Service Area #69 c/o EDA

3rd District Supervisor
3rd District Planning Commissioner
City of Hemet
Eastern Municipal Water Dist.
Southern California Edison
Verizon

CHANGE OF ZONE NO. 7760, PLOT PLAN NO. 24928, AND VARIANCE NO. 1879 - EA42443 -

Applicant: Verizon Wireless - Engineer/Representative: Spectrum Surveying & Engineering - Third Supervisorial District - Ramona Zoning District - San Jacinto Valley Area Plan: Community Development: Medium Density Residential (CR:MDR) (2 - 5 Dwelling Units per Acre) - Location: Northerly of Mayberry Ave, southerly of Acacia Ave, easterly of Stanford St, and westerly of Meridian St - 6.11 Acres - Zoning: One Family Dwellings (R-1) and Watercourse, Watershed & Conservation Areas (W-1) - **REQUEST:** The **Change of Zone** proposes to change the zoning classification from Watercourse, Watershed & Conservation Areas (W-1) to One Family Dwellings (R-1). The **Plot Plan** proposes a wireless communication facility, for Verizon Wireless, disguised as a 57' high pine tree with twelve (12) panel antennas located on three (3) sectors and one (1) parabolic antenna. The 900 square foot lease area surrounded by a 6 foot high decorative block wall enclosure will contain a 184 square foot equipment shelter, a permanent generator, and two (2) GPS antennas. The **Variance** proposes to increase the height of the wireless communication facility from 50 feet allowed by Ordinance 348 Section 19.410 to 57 feet, which there by raises the maximum height allowed by 7 feet. - APNs: 449-080-001.

Please review the attached map(s) and/or exhibit(s) for the above-described project. This case is scheduled for a **LDC Comment Agenda on December 8, 2011**. All LDC Members please have draft conditions in the Land Management System on or before the above date. If it is determined that the attached map(s) and/or exhibit(s) are not acceptable, please have corrections in the system and DENY the routing on or before the above date. Once the route is complete, and the approval screen is approved with or without corrections, the case can be scheduled for a public hearing.

All other transmitted entities, please have your comments, questions and recommendations to the Planning Department on or before the above date. Your comments/recommendations/conditions are requested so that they may be incorporated in the staff report for this particular case.

Should you have any questions regarding this project, please do not hesitate to contact Damaris Abraham, Project Planner, at (951) 955-5719 or email at DABRAHAM@rctlma.org / MAILSTOP# 1070.

COMMENTS:

DATE: _____ SIGNATURE: _____
PLEASE PRINT NAME AND TITLE: _____
TELEPHONE: _____

If you do not include this transmittal in your response, please include a reference to the case number and project planner's name. Thank you.

Riverside County
Waste Management Department

Hans W. Kernkamp, General Manager-Chief Engineer

November 10, 2011

Damaris Abraham, Project Planner
Riverside County Planning Department
P. O. Box No. 1409
Riverside, CA 92502-1409

RE: Plot Plan (PP) No. 24928
Proposal: The PP proposes a wireless communication facility.
APN: 449-080-001

Dear Ms. Abraham:

The Riverside County Waste Management Department (Department) has reviewed the proposed project located north of Mayberry Avenue, south of Acacia Avenue, east of Stanford Street, and west of Meridian Street, in the San Jacinto Valley Area Plan. In order to mitigate the project's potential solid waste impacts and to help the County's efforts to comply with State law in diverting solid waste from landfill disposal, the Department is recommending that the following conditions be made a part of any Conditions of Approval for the project:

1. **Prior to issuance of a grading and/or building permit**, A Waste Recycling Plan (WRP) shall be submitted to the Riverside County Waste Management Department for approval. At a minimum, the WRP must identify the materials (i.e., cardboard, concrete, asphalt, wood, etc.) that will be generated by construction and development, the projected amounts, the measures/methods that will be taken to recycle, reuse, and/or reduce the amount of materials, the facilities and/or haulers that will be utilized, and the targeted recycling or reduction rate. During project construction, the project site shall have, at a minimum, two (2) bins: one for waste disposal and the other for the recycling of Construction and Demolition (C&D) materials. Additional bins are encouraged to be used for further source separation of C&D recyclable materials. Accurate record keeping (receipts) for recycling of C&D recyclable materials and solid waste disposal must be kept. Arrangements can be made through the franchise hauler.
2. **Prior to final building inspection**, evidence (i.e., receipts or other type of verification) to demonstrate project compliance with the approved WRP shall be presented by the project proponent to the Planning Division of the Riverside County Waste Management Department. Receipts must clearly identify the amount of waste disposed and Construction and Demolition (C&D) materials recycled.
3. Hazardous materials are not accepted at Riverside County landfills. In compliance with federal, state, and local regulations and ordinances, any hazardous waste generated in association with the project shall be disposed of at a permitted Hazardous Waste disposal facility. Hazardous waste materials include, but are not limited to, paint, batteries, oil, asbestos, and solvents. For further information regarding the determination, transport, and disposal of hazardous waste, please contact the Riverside County Department of Environmental Health, Environmental Protection and Oversight Division, at 1.888.722.4234.
4. Consider xeriscaping and using drought tolerant/low maintenance vegetation in all landscaped areas of the project.

Damaris Abraham, Project Planner
PP No. 24928
November 10, 2011
Page 2

Thank you for the opportunity to review this proposal. If you have any questions, please call me at (951) 486-3351.

Sincerely,



Ryan Ross
Planner IV

PD88468v46

NOTICE OF PUBLIC HEARING
and
INTENT TO ADOPT A NEGATIVE DECLARATION

A **PUBLIC HEARING** has been scheduled, pursuant to Riverside County Land Use Ordinance No. 348, before the **RIVERSIDE COUNTY DIRECTOR'S HEARING** to consider the project shown below:

PLOT PLAN NO. 24928 – Intent to adopt a Negative Declaration – Applicant: Verizon Wireless – Third/Third Supervisorial District – Location: Northerly of Mayberry Ave, southerly of Acacia Ave, easterly of Stanford St, and westerly of Meridian St – **REQUEST:** The Plot Plan proposes a wireless communication facility for Verizon Wireless, disguised as a 65 foot high pine tree with twelve (12) panel antennas located at 58 foot height, one (1) parabolic antenna. The project also includes approximately 200 square foot equipment shelter, 30kw backup generator within a 900 square foot lease area surrounded by a six (6) foot block wall with landscaping on approximately six (6) acre vacant site. The location of the tower is to the south west section of the property 50 feet away from the existing fault line. Access to the facility is proposed with a 12 foot wide easement along the western property line. (Quasi-Judicial)

TIME OF HEARING: 1:30 pm or as soon as possible thereafter.
DATE OF HEARING: June 3, 2013
PLACE OF HEARING: County Administrative Center
1st Floor, Conference Room 2A
4080 Lemon Street
Riverside, CA 92501

For further information regarding this project, please contact project planner, H.P. Kang at (951) 955-1888 or e-mail hpkang@rctlma.org, or go to the County Planning Department's Director's Hearing agenda web page at www.tlma.co.riverside.ca.us/planning/dh.html

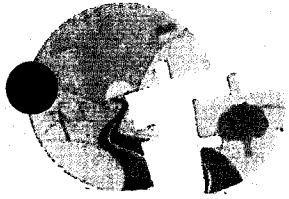
Riverside County Planning Department has determined that the above project will not have a significant effect on the environment and has recommended adoption of a negative declaration. The Planning Director will consider the proposed project and the proposed negative declaration, at the public hearing. The case file for the proposed project and the proposed negative declaration may be viewed Monday through Thursday, 8:30 a.m. to 4:30 p.m., (with the exception of Noon-1:00 p.m. and holidays) at the County of Riverside Planning Department, 4080 Lemon Street, 12th Floor, Riverside, CA 92502. For further information or an appointment, contact the project planner.

Any person wishing to comment on a proposed project may do so, in writing, between the date of this notice and the public hearing or appear and be heard at the date, time and place noted above. All comments received prior to the public hearing will be submitted to the Planning Director, and the Planning Director will consider such comments, in addition to any oral testimony, before making a decision on the proposed project.

If you challenge this project in court, you may be limited to raising only those issues you or someone else raised at the public hearing, described in this notice, or in written correspondence delivered to the Planning Director at, or prior to, the public hearing. Be advised that, as a result of public hearings and comment, the Planning Director may amend, in whole or in part, the proposed project. Accordingly, the designations, development standards, design or improvements, or any properties or lands, within the boundaries of the proposed project, may be changed in a way other than specifically proposed.

Please send all written correspondence to:

COUNTY OF RIVERSIDE PLANNING DEPARTMENT
Attn: H. P. Kang
P.O. Box 1409, Riverside, CA 92502-1409



RIVERSIDE COUNTY
PLANNING DEPARTMENT

Carolyn Syms Luna
Director

Set ID# CC006134

APPLICATION FOR LAND USE AND DEVELOPMENT

CHECK ONE AS APPROPRIATE:

- PLOT PLAN CONDITIONAL USE PERMIT TEMPORARY USE PERMIT
 REVISED PERMIT PUBLIC USE PERMIT VARIANCE

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

CASE NUMBER: PP24928 DATE SUBMITTED: 4-19-11

APPLICATION INFORMATION

Applicant's Name: Los Angeles SMSA Limited Partnership, dba Verizon Wireless E-Mail: _____

Mailing Address: 15505 Sand Canyon Avenue, Building P, First Floor
Irvine, CA 92618
City State ZIP

Daytime Phone No: (949) 286-7000 Fax No: () _____

Engineer/Representative's Name: Spectrum Surveying & Engineering c/o Brianna Noler E-Mail: bnoler@spectrumse.com

Mailing Address: 8390 Maple Pl #110
Rancho Cucamonga, CA 91730
City State ZIP

Daytime Phone No: (909) 944-5471 x15 Fax No: (909) 944-5971

Property Owner's Name: Robert + GLADYS Johnson E-Mail: _____

Mailing Address: 3781 Newport Road
Henri, CA 92543
City State ZIP

Daytime Phone No: (951) 285-0254 Fax No: () _____

If the property is owned by more than one person, attach a separate page that reference the application case number and lists the names, mailing addresses, and phone numbers of all persons having an interest in the real property or properties involved in this application.

Riverside Office · 4080 Lemon Street, 12th Floor
P.O. Box 1409, Riverside, California 92502-1409
(951) 955-3200 · Fax (951) 955-1811

~~0000~~ EA 42443 / CFG 11.8.15
Desert Office · 38686 El Cerrito Road
Palm Desert, California 92211
(760) 863-8277 · Fax (760) 863-7555

APPLICATION FOR LAND USE AND DEVELOPMENT

The Planning Department will primarily direct communications regarding this application to the person identified above as the Applicant. The Applicant may be the property owner, representative, or other assigned agent.

AUTHORIZATION FOR CONCURRENT FEE TRANSFER

The signature below authorizes the Planning Department and TLMA to expedite the refund and billing process by transferring monies among concurrent applications to cover processing costs as necessary. Fees collected in excess of the actual cost of providing specific services will be refunded. If additional funds are needed to complete the processing of your application, you will be billed, and processing of the application will cease until the outstanding balance is paid and sufficient funds are available to continue the processing of the application. The applicant understands the deposit fee process as described above, and that there will be NO refund of fees which have been expended as part of the application review or other related activities or services, even if the application is withdrawn or the application is ultimately denied.

All signatures must be originals ("wet-signed"). Photocopies of signatures are not acceptable.

Brianna Noler
PRINTED NAME OF APPLICANT *Brianna Noler*
SIGNATURE OF APPLICANT

AUTHORITY FOR THIS APPLICATION IS HEREBY GIVEN:

I certify that I am/we are the record owner(s) or authorized agent and that the information filed is true and correct to the best of my knowledge. An authorized agent must submit a letter from the owner(s) indicating authority to sign the application on the owner's behalf.

All signatures must be originals ("wet-signed"). Photocopies of signatures are not acceptable.

Robert Johnson
PRINTED NAME OF PROPERTY OWNER(S) *Robert K Johnson*
SIGNATURE OF PROPERTY OWNER(S)
GLADYS JOHNSON
PRINTED NAME OF PROPERTY OWNER(S) *Gladys C Johnson*
SIGNATURE OF PROPERTY OWNER(S)

If the property is owned by more than one person, attach a separate sheet that references the application case number and lists the printed names and signatures of all persons having an interest in the property.

See attached sheet(s) for other property owners signatures.

PROPERTY INFORMATION:

Assessor's Parcel Number(s): 449-080-001
Section: 13 Township: F.S Range: 1W
Approximate Gross Acreage: 4.11 ac
General location (nearby or cross streets): North of Murphy Avenue, South of

APPLICATION FOR LAND USE AND DEVELOPMENT

Acacia Avenue, East of Stanford Street, West of Meridian Street.

Thomas Brothers map, edition year, page number, and coordinates: 2008, Pg 811, F-7

Proposal (describe project, indicate the number of proposed lots/parcels, units, and the schedule of the subdivision, Vesting Map, PRD):

The proposal includes a new 65' monopine with antennas at a 55' centerline. A prefabricated shelter will be used to house equipment and the entire lease area will be screened with an 8' block wall. A permanent generator is also proposed.

Related cases filed in conjunction with this request:

None.

Is there a previous development application filed on the same site: Yes No

If yes, provide Case No(s) _____ (Parcel Map, Zone Change, etc.)

E.A. No. (if known) _____ E.I.R. No. (if applicable): _____

Have any special studies or reports, such as a traffic study, biological report, archaeological report, geological or geotechnical reports, been prepared for the subject property? Yes No

If yes, indicate the type of report(s) and provide a copy: _____

Is water service available at the project site: Yes No

If "No," how far must the water line(s) be extended to provide service? (No. of feet/miles) _____

Will the proposal eventually require landscaping either on-site or as part of a road improvement or other common area improvements? Yes No

Is sewer service available at the site? Yes No

If "No," how far must the sewer line(s) be extended to provide service? (No. of feet/miles) _____

Will the proposal result in cut or fill slopes steeper than 2:1 or higher than 10 feet? Yes No

How much grading is proposed for the project site?

Estimated amount of cut = cubic yards: _____

Estimated amount of fill = cubic yards _____

Does the project need to import or export dirt? Yes No

APPLICATION FOR LAND USE AND DEVELOPMENT

Import _____ Export _____ Neither _____

What is the anticipated source/destination of the import/export?

What is the anticipated route of travel for transport of the soil material?

How many anticipated truckloads? _____ truck loads.

What is the square footage of usable pad area? (area excluding all slopes) _____ sq. ft.

Is the development proposal located within 8½ miles of March Air Reserve Base? Yes No

If yes, will any structure exceed fifty-feet (50') in height (above ground level)? Yes No

Does the development project area exceed more than one acre in area? Yes No

Is the development project located within any of the following watersheds (refer to Riverside County Land Information System (RCLIS) (<http://www3.tlma.co.riverside.ca.us/pa/rclis/index.html>) for watershed location)?

Santa Ana River Santa Margarita River San Jacinto River Whitewater River

HAZARDOUS WASTE SITE DISCLOSURE STATEMENT

Government Code Section 65962.5 requires the applicant for any development project to consult specified state-prepared lists of hazardous waste sites and submit a signed statement to the local agency indicating whether the project is located on or near an identified site. Under the statute, no application shall be accepted as complete without this signed statement.

I (we) certify that I (we) have investigated our project with respect to its location on or near an identified hazardous waste site and that my (our) answers are true and correct to the best of my (our) knowledge. My (Our) investigation has shown that:

The project is not located on or near an identified hazardous waste site.

The project is located on or near an identified hazardous waste site. Please list the location of the hazardous waste site(s) on an attached sheet.

Owner/Representative (1) Juanita Kaler Date 4/1/11

Owner/Representative (2) _____ Date _____

NOTICE OF PUBLIC HEARING
and
INTENT TO ADOPT A NEGATIVE DECLARATION

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TIME OF HEARING: 1:30 pm or as soon as possible thereafter.
DATE OF HEARING: June 3, 2013
PLACE OF HEARING: County Administrative Center
1st Floor, Conference Room 2A
4080 Lemon Street
Riverside, CA 92501

For further information regarding this project, please contact project planner, H.P. Kang at (951) 955-1888 or e-mail hpkang@rctlma.org, or go to the County Planning Department's Director's Hearing agenda web page at www.tlma.co.riverside.ca.us/planning/dh.html

Riverside County Planning Department has determined that the above project will not have a significant effect on the environment and has recommended adoption of a negative declaration. The Planning Director will consider the proposed project and the proposed negative declaration, at the public hearing. The case file for the proposed project and the proposed negative declaration may be viewed Monday through Thursday, 8:30 a.m. to 4:30 p.m., (with the exception of Noon-1:00 p.m. and holidays) at the County of Riverside Planning Department, 4080 Lemon Street, 12th Floor, Riverside, CA 92502. For further information or an appointment, contact the project planner.

Any person wishing to comment on a proposed project may do so, in writing, between the date of this notice and the public hearing or appear and be heard at the date, time and place noted above. All comments received prior to the public hearing will be submitted to the Planning Director, and the Planning Director will consider such comments, in addition to any oral testimony, before making a decision on the proposed project.

If you challenge this project in court, you may be limited to raising only those issues you or someone else raised at the public hearing, described in this notice, or in written correspondence delivered to the Planning Director at, or prior to, the public hearing. Be advised that, as a result of public hearings and comment, the Planning Director may amend, in whole or in part, the proposed project. Accordingly, the designations, development standards, design or improvements, or any properties or lands, within the boundaries of the proposed project, may be changed in a way other than specifically proposed.

Please send all written correspondence to:

COUNTY OF RIVERSIDE PLANNING DEPARTMENT
Attn: H. P. Kang
P.O. Box 1409, Riverside, CA 92502-1409

PROPERTY OWNERS CERTIFICATION FORM
PP24928

I, Stella Spadafora, certify that on
(Print Name)
7/24/2013 the attached property owners list
(Date)

was prepared by County of Riverside / GIS
(Print Company or Individual's Name)

Distance Buffered: 600 Feet

Pursuant to application requirements furnished by the Riverside County Planning Department; Said list is a complete and true compilation of the owners of the subject property and all other property owners within 300 feet of the property involved, or if that area yields less than 25 different owners, all property owners within a notification area expanded to yield a minimum of 25 different owners, to a maximum notification area of 2,400 feet from the project boundaries, based upon the latest equalized assessment rolls. If the project is a subdivision with identified off-site access/improvements, said list includes a complete and true compilation of the names and mailing addresses of the owners of all property that is adjacent to the proposed off-site improvement alignment.

I further certify that the information filed is true and correct to the best of my knowledge. I understand that incorrect or incomplete information may be grounds for rejection or denial of the application.

NAME: Stella Spadafora

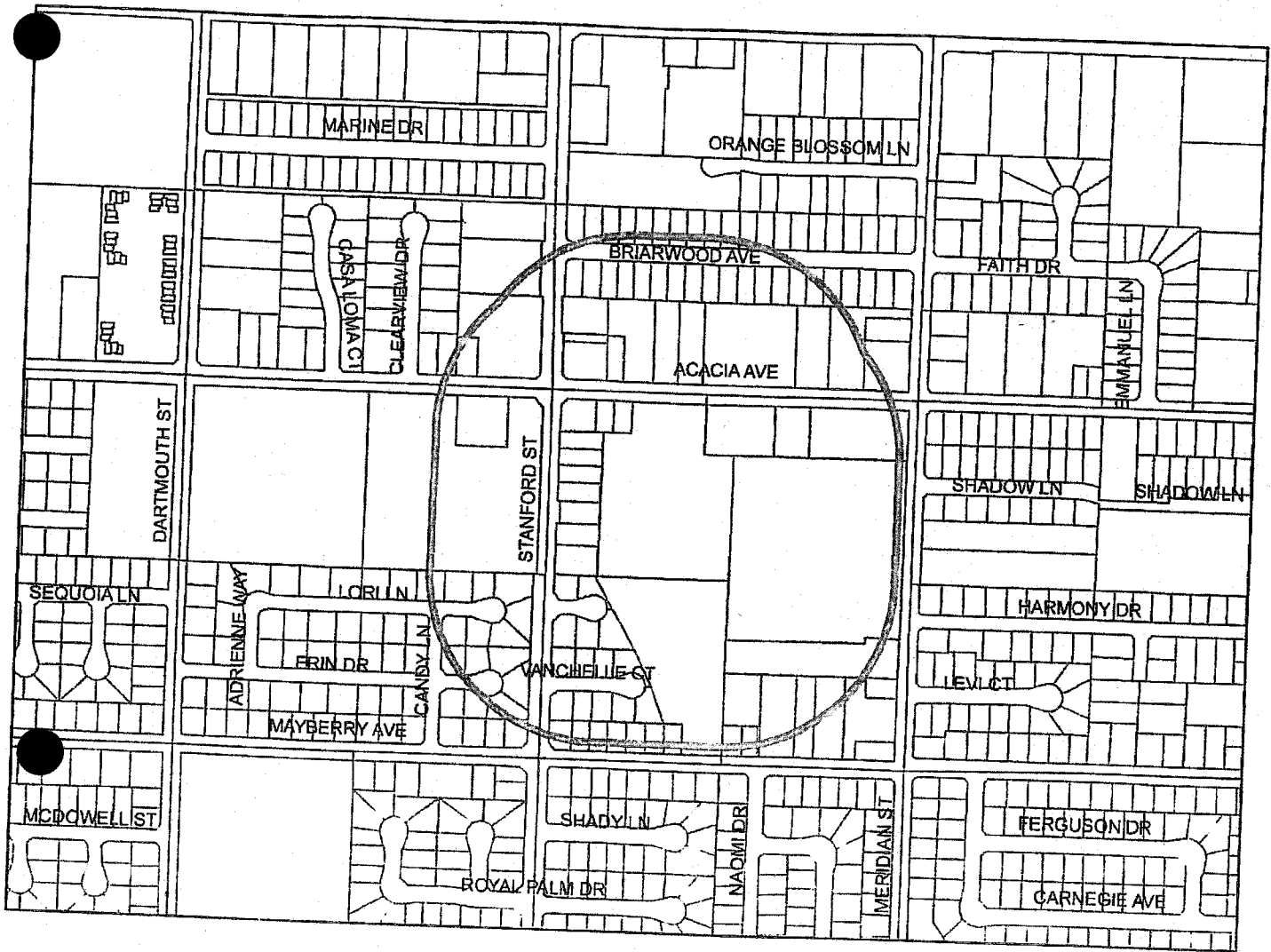
TITLE REGISTRATION: GIS Analyst

ADDRESS: 4080 Lemon St. 10th Floor

Riverside, CA 92501

TELEPHONE (8 a.m. - 5 p.m.): (951) 955-3288

PP24928
(600 Feet Radius)



Selected Parcels

449-071-018	449-080-031	449-080-037	449-080-028	449-071-028	449-080-003	449-071-024	438-130-024	449-071-021	438-122-011
438-122-033	438-122-034	438-121-004	438-121-005	449-080-023	438-121-009	438-121-002	438-122-036	438-122-031	438-122-032
449-080-034	438-122-014	449-080-021	449-080-011	449-071-029	449-071-020	438-130-050	449-090-020	449-090-021	449-080-006
449-080-029	438-122-001	449-071-026	449-090-012	449-080-026	438-121-007	449-080-030	449-080-038	438-122-016	438-122-017
449-071-019	438-130-023	449-080-009	438-130-049	449-080-033	438-121-011	438-122-003	449-080-015	438-122-008	449-080-017
438-122-004	449-080-007	449-071-033	449-090-011	438-122-005	449-071-017	449-090-019	449-080-010	438-122-028	438-122-029
449-080-019	449-071-016	438-121-001	438-121-012	449-080-035	438-122-010	438-122-024	449-080-022	449-080-024	449-071-025
438-122-027	449-090-001	449-080-027	438-122-013	449-090-007	438-121-006	438-122-002	449-080-020	449-071-027	449-080-001
438-122-006	449-080-018	449-090-006	449-090-009	449-090-010	438-122-012	438-122-035	449-071-014	438-122-037	438-122-015
449-090-008	449-080-002	449-080-005	449-080-032	449-071-015	438-121-003	449-080-008	449-080-025	438-121-010	438-122-009
438-122-007	449-080-036	438-121-008	449-090-002	449-060-003	449-060-004				



25 262.5 0 525 Feet

Map and data are to be used for reference purposes only. Map is not a survey and does not constitute an accurate surveying or engineering standard. The County of Riverside makes no warranty or guarantee as to the content (the accuracy of the data) or the quality of the data provided, and a user shall assume all responsibility for the information contained on this map. Any use of the product hereon is at the user's own risk, and precision shall be the sole responsibility of the user.

ASMT: 438121001, APN: 438121001
MICKELINA BURRELL
25890 STANFORD ST
HEMET, CA. 92544

ASMT: 438121009, APN: 438121009
ROBERTA JONES, ETAL
P O BOX 4721
INCLINE VILLAGE NV 89450

ASMT: 438121002, APN: 438121002
HOLLY TIMMS, ETAL
5335 JAMESTOWN
SAN DIEGO CA 92117

ASMT: 438121010, APN: 438121010
STEVEN GEYER
1831 CLOVE ST
SAN DIEGO CA 92106

ASMT: 438121003, APN: 438121003
SPASM INV II
4900 SANTA ANITA AV NO 2C
EL MONTE CA 91732

ASMT: 438121011, APN: 438121011
LINDA ALDRIDGE
41880 BRIARWOOD AVE
HEMET, CA. 92544

ASMT: 438121005, APN: 438121005
ROSINA VARGAS, ETAL
16 INGLESTONE DR
HEMET CA 92545

ASMT: 438121012, APN: 438121012
HANAN ENDRAWS, ETAL
28681 MALABAR RD
TRABUCO CANYON CA 92679

ASMT: 438121006, APN: 438121006
MARIA ROMERO, ETAL
25857 LAZY CLOUD WAY
SUN CITY CA 92585

ASMT: 438122001, APN: 438122001
JACK ROY
25962 STANFORD
HEMET CA 92544

ASMT: 438121007, APN: 438121007
JOHN CRAVEN
1308 E VINE ST
WEST COVINA CA 91790

ASMT: 438122002, APN: 438122002
LEIDY AGUILAR, ETAL
41781 BRIARWOOD DR
HEMET, CA 92544

ASMT: 438121008, APN: 438121008
TIMOTHY SMITH
26670 WHARTON CT
HEMET CA 92544

ASMT: 438122003, APN: 438122003
PAUL BRAIMAN, ETAL
P O BOX 495
LAKE ARROWHEAD CA 92352

ASMT: 438122004, APN: 438122004
MARGUERITE AUGUSTINE
20401 BOWFONDS ST
ASHBURN VA 20147

ASMT: 438122012, APN: 438122012
JUDY HOLTE, ETAL
P O BOX 4020
HEMET CA 92546

ASMT: 438122005, APN: 438122005
MARNEL SAAVEDRA
41813 BRIARWOOD AVE
HEMET, CA. 92544

ASMT: 438122013, APN: 438122013
RAQUEL BARREDA, ETAL
895 BROWNING CT
SAN JACINTO CA 92583

ASMT: 438122006, APN: 438122006
ROBERT SCALES
632 PARNEVIK DR
HEMET CA 92545

ASMT: 438122014, APN: 438122014
ELVIRA LACSON
9728 HAMPSHIRE ST
RANCHO CUCAMONGA CA 91730

ASMT: 438122007, APN: 438122007
DONNA SCHAEFER, ETAL
40 MISSION MEADOWS DR
OCEANSIDE CA 92057

ASMT: 438122015, APN: 438122015
RICHARD CAMPANELLA, ETAL
C/O JOSEPH RUSSO
28409 KING APACHE
MENIFEE CA 92584

ASMT: 438122008, APN: 438122008
CYNTHIA BANCHI, ETAL
26305 WISDOM DR
HEMET CA 92544

ASMT: 438122017, APN: 438122017
JOSEPH MINER
2576 NEWPORT BLV
COSTA MESA CA 92627

ASMT: 438122010, APN 438122010
PACIFIC PARADISE ASSET MANAGEMENT
23052 ALICIA PK NO 456H
MISSION VIEJO CA 92692

ASMT: 438122024, APN 438122024
DANIEL MCGIVNEY, ETAL
26691 LORE HEIGHTS CT
HEMET CA 92544

ASMT: 438122011, APN 438122011
MELCHOR MAGDALENO, ETAL
543 TRANSIT AVE
RIVERSIDE CA 92507

ASMT: 438122027 APN 438122027
SAN JACINTO, ETAL
41861 ACACIA AVE
HEMET CA 92544

ASMT: 438122029, APN: 438122029
MARY BISHARA, ETAL
6896 MAGNOLIA AVE
RIVERSIDE CA 92506

ASMT: 438130023, APN: 438130023
KEVIN DEENIK
20605 KASABA CT
WILDOMAR CA 92595

ASMT: 438122031, APN: 438122031
EAST CONGR JEHOVAHS WITNESSES HEMET
C/O DAVID R JOHNSON
P O BOX 5025
HEMET CA 92544

ASMT: 438130024, APN: 438130024
CLAIBORNE SHACKELFORD, ETAL
41704 ACACIA AVE
HEMET, CA. 92544

ASMT: 438122032, APN: 438122032
EASTERN MUNICIPAL WATER DIST
P O BOX 8300
PERRIS CA 92572

ASMT: 438130049, APN: 438130049
FRANCESCA INGARDIA, ETAL
39780 NOTTINGHILL DR
MURRIETA CA 92563

ASMT: 438122034, APN: 438122034
COUNTY OF RIVERSIDE
REAL ESTATE DIVISION
P O BOX 1180
RIVERSIDE CA 92502

ASMT: 438130050, APN: 438130050
HEMET PROP
C/O RAYMOND J BADDOUR
1401 N PALM CANYON NO 200
PALM SPRINGS CA 92262

ASMT: 438122035, APN: 438122035
S H REVOCABLE LIVING TRUST
41858 ACACIA AVE
HEMET, CA. 92544

ASMT: 449060004, APN: 449060004
SHARON NELSON, ETAL
P O BOX 1377
HEMET CA 92546

ASMT: 438122036, APN: 438122036
MONICA HORN, ETAL
1304 FELIPE
SAN CLEMENTE CA 92673

ASMT: 449071014, APN: 449071014
SANDRA CLARKE HARO
41676 LORI LN
HEMET, CA. 92544

ASMT 438122037, APN 438122037
CORA DELAPENA, ETAL
P O BOX 28523
SAN DIEGO CA 92198

ASMT: 449071015, APN 449071015
GARRY HAMDORF, ETAL
C/O GARRY ALLAN HAMDORF
6544 SALIZAR ST
SAN DIEGO CA 92111



ASMT: 449071016, APN: 449071016
MICHAEL MACLEAN
41718 LORI LN
HEMET, CA. 92544

ASMT: 449071025, APN: 449071025
MARGENE MANGABAT, ETAL
41720 ERIN DR
HEMET, CA. 92544

ASMT: 449071017, APN: 449071017
ANNA PEVEHOUSE, ETAL
41740 LORI LN
HEMET, CA. 92544

ASMT: 449071026, APN: 449071026
KATHERINE WARREN, ETAL
41742 ERIN DR
HEMET, CA. 92544

ASMT: 449071018, APN: 449071018
MARIA GARCIA, ETAL
41750 LORI LN
HEMET, CA. 92544

ASMT: 449071027, APN: 449071027
DEBORAH FELBINGER, ETAL
41748 ERIN DR
HEMET, CA. 92544

ASMT: 449071019, APN: 449071019
JOSEPHINE DAUGHERTY
1741 LORI LN
HEMET, CA. 92544

ASMT: 449071028, APN: 449071028
MARY JOHNSON, ETAL
41745 ERIN DR
HEMET, CA. 92544

ASMT: 449071020, APN: 449071020
KAREN DUNN, ETAL
C/O GREGORY DUNN
2985 VISTA WAY
HEMET CA 92544

ASMT: 449071029, APN: 449071029
ANNETTE HILLIS, ETAL
41725 ERIN DR
HEMET, CA. 92544

ASMT: 449071021, APN: 449071021
SALLY RIGDON, ETAL
771 N HEMET ST
HEMET CA 92544

ASMT: 449071033, APN: 449071033
MARIO FATA
221 FLOWER ST
COSTA MESA CA 92627

ASMT: 449071024, APN: 449071024
CHARLES HOOVER
27505 PACHEA TR
HEMET CA 92544

ASMT: 449080001 APN: 449080001
GLADYS JOHNSON, ETAL
39481 NEWPORT RD
HEMET CA 92543



ASMT: 449080002, APN: 449080002
SHARON OBUCHON STAUB
41795 ACACIA AVE
HEMET, CA. 92544

ASMT: 449080011, APN: 449080011
ESEQUIEL SOTELO
26138 STANFORD ST
HEMET, CA. 92544

ASMT: 449080003, APN: 449080003
BRITTANY CORDREY
41785 ACACIA AVE
HEMET, CA. 92544

ASMT: 449080015, APN: 449080015
LOAN EMPORIUM INC
2393 PACER DR
NORCO CA 92860

ASMT: 449080005, APN: 449080005
SHARYL ADAMS WILLIAMS
26070 STANFORD ST
HEMET, CA. 92544

ASMT: 449080017, APN: 449080017
MARCO VARGAS
41760 VAN LINDEN CT
HEMET, CA. 92544

ASMT: 449080006, APN: 449080006
JACQUELLINNE GOMEZ, ETAL
26080 STANFORD ST
HEMET, CA. 92544

ASMT: 449080018, APN: 449080018
JANET SHAHAN, ETAL
41800 VAN LINDEN CT
HEMET, CA. 92544

ASMT: 449080007, APN: 449080007
MARIA GODINEZ
26052 GIRAD ST
HEMET CA 92544

ASMT: 449080019, APN: 449080019
DAWN GOW, ETAL
41801 VAN LINDEN CT
HEMET, CA. 92544

ASMT: 449080009, APN: 449080009
LASHAWN DAWKINS
26108 STANFORD ST
HEMET, CA. 92544

ASMT: 449080020, APN: 449080020
ROBERT BARBOT
2601 MEMPHIS AVE
HENDERSON NV 89052

ASMT: 449080010, APN: 449080010
MARYANNE WHEELER
26114 STANFORD ST
HEMET, CA. 92544

ASMT: 449080021, APN: 449080021
DINA ZAYAS, ETAL
P O BOX 2463
HEMET CA 92546

ASMT: 449080022, APN: 449080022
MARY STANFORD, ETAL
41760 VANCHILLE
HEMET, CA. 92544

ASMT: 449080029, APN: 449080029
DONALD SMESTAD, ETAL
C/O DONALD R SMESTAD
41773 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080023, APN: 449080023
VIVIAN CAMP, ETAL
41780 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080030, APN: 449080030
JOSE HERNANDEZ
41761 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080024, APN: 449080024
PHEBE WORLEY, ETAL
C/O WORLEY FAMILY TRUST
41800 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080031, APN: 449080031
ISABEL DIAZ, ETAL
C/O ISABEL DIAZ
41760 MAYBERRY AVE
HEMET, CA. 92544

ASMT: 449080025, APN: 449080025
CATHERINE FRANKS, ETAL
830 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080032, APN: 449080032
SHAWANDA ARRINGTON
41774 MAYBERRY AVE
HEMET, CA. 92544

ASMT: 449080026, APN: 449080026
JASON SPRAGG
41833 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080033, APN: 449080033
LAWRENCE PENA
41792 MAYBERRY AVE
HEMET, CA. 92544

ASMT: 449080027, APN: 449080027
RAFAEL ARMENDARIZ
41799 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080034, APN: 449080034
SAGRARIO URRUTIA, ETAL
41808 MAYBERRY AVE
HEMET, CA. 92544

ASMT: 449080028, APN: 449080028
BARBARA BRADLEY, ETAL
41785 VANCHELLE CT
HEMET, CA. 92544

ASMT: 449080035, APN: 449080035
OSCAR ESCOBAR
41824 MAYBERRY AVE
HEMET, CA. 92544

ASMT: 449080036, APN: 449080036
JANINE MONTGOMERY, ETAL
41840 MAYBERRY AVE
HEMET, CA. 92544

ASMT: 449090009, APN: 449090009
ROBERT THACKER
41930 MAYBERRY
HEMET, CA. 92544

ASMT: 449080037, APN: 449080037
JTH REAL ESTATE, ETAL
27068 LA PAZ RD STE 286
ALISO VIEJO CA 92656

ASMT: 449090010, APN: 449090010
ROBERT THACKER
41930 MAYBERRY AVE
HEMET CA 92544

ASMT: 449080038, APN: 449080038
JOSE MALPARTIDA
17411 JACQUELYN LN NO 3
HUNTINGTON BEACH CA 92647

ASMT: 449090011, APN: 449090011
MARJORIE MANDELLA
41950 MAYBERRY AVE
HEMET CA 92544

ASMT: 449090001, APN: 449090001
SAN JACINTO, ETAL
861 ACACIA ST
HEMET, CA. 92544

ASMT: 449090012, APN: 449090012
JANET JONES
26229 MERIDIAN ST
HEMET, CA. 92544

ASMT: 449090002, APN: 449090002
VIP TOTS INC
41915 E ACACIA AVE
HEMET, CA. 92544

ASMT: 449090019, APN: 449090019
MARY PARMELEE
26181 MERIDIAN ST
HEMET, CA. 92544

ASMT: 449090007, APN: 449090007
BLANCA YBANEZ, ETAL
41890 MAYBERRY AVE
HEMET, CA. 92544

ASMT: 449090021, APN: 449090021
HEMET UNIFIED SCHOOL DIST
C/O RICHARD BECK
2350 E LATHAM AVE
HEMET CA 92545

ASMT: 449090008, APN: 449090008
SFR 2012 1 U S WEST
135 N LOS ROBLES 4TH FL
PASADENA CA 91101

Pechanga Indian Reservation Council
P.O. Box 1477
Temecula, CA 93593

Centralized Correspondence,
Southern California Gas Company
P.O. Box 3150
San Dimas, CA 91773

Cultural Resources Committee, Pechanga
Band of Luiseno Mission
Indians
P.O. Box 2183
Temecula, CA 92593

Eastern Information Center
Dept. of Anthropology
1334 Watkins Hall, University of
California, Riverside
Riverside, CA 92521-0418

Hemet Unified School District
1791 W. Acacia Ave.
Hemet, CA 92545

Lake Hemet Water District
26385 Fairview Ave.
P.O. Box 5039
Hemet, CA 92544

ATTN: Michael McCann / David Barker
Reg. Water Quality Control Board #9
San Diego
9174 Sky Park Court, Suite 100
San Diego, CA 92123-4340

ATTN: Michael McCoy
Riverside Transit Agency
1825 3rd St.
P.O. Box 59968
Riverside, CA 92517-1968

Southern California Edison
2244 Walnut Grove Ave., Rm 312
P.O. Box 600
Rosemead, CA 91770

3rd Supervisor District
Jeff Stone, Supervisor
Board of Supervisors, Riverside County
Mail Stop 1003

ATTN: John Petty
c/o Chantell Griffin, Planning Commission
Secretary
Planning Commission, Riverside County
Mail Stop 1070

Centralized Correspondence,
Southern California Gas Company
P.O. Box 3150
San Dimas, CA 91773

Eastern Information Center
Dept. of Anthropology
1334 Watkins Hall, University of
California, Riverside
Riverside, CA 92521-0418

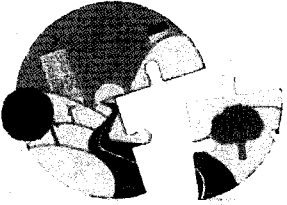
ATTN: Tim Pearce, Region Planner
Southern California Gas Transmission
251 E. 1st St.
Beaumont, CA 92223-2903

ATTN: Teresa Roblero
Mail Location: 8031
Engineering Department,
Southern California Gas Company
1981 W. Lugonia Ave.
Redlands, CA 92374-9796

Applicant:
Los Angeles SMSA LP
DBA: Verizon Wireless
5505 Sand Canyon Avenue, Bldg. D, 1st Fl.,
Irvine, CA 92618

Engineer:
Randi Newton
Spectrum Services, Inc.
8390 Maple Place, Suite 110
Rancho Cucamonga, CA 91730

Owner:
Robert and Gladys Johnson
39481 Newport Road
Hemet, CA 92543



RIVERSIDE COUNTY PLANNING DEPARTMENT

Carolyn Syms Luna
Director

TO: Office of Planning and Research (OPR)
P.O. Box 3044
Sacramento, CA 95812-3044
 County of Riverside County Clerk

FROM: Riverside County Planning Department
 4080 Lemon Street, 12th Floor
P. O. Box 1409
Riverside, CA 92502-1409

38686 El Cerrito Road
Palm Desert, California 92211

SUBJECT: Filing of Notice of Determination in compliance with Section 21152 of the California Public Resources Code.

EA42443/Plot Plan No. 24928

Project Title/Case Numbers

H. P. Kang 951-955-1888
County Contact Person Phone Number

N/A
State Clearinghouse Number (if submitted to the State Clearinghouse)

Los Angeles SMSA LP, dba Verizon Wireless 15505 Sand Canyon Avenue, Building D, 1st Floor, Irvine, CA 92618
Project Applicant Address

The project is located on the southerly side of Acacia Avenue, easterly of Standford Street, more specifically 41825 Acacia Avenue near the City of Hemet.
Project Location

The plot plan proposes a wireless communication facility for Verizon Wireless, disguised as a 65 foot high pine tree with twelve (12) panel antennas located on three (3) sectors at 58 foot height, one (1) parabolic antenna. The project also includes approximately 200 square foot equipment shelter, two (2) GPS antennas, 30kw generator mounted on a new 5 foot by 8 foot concrete spill containment pad, associated coaxial cable runs, and associated conduits within a 900 square foot lease area surrounded by a six (6) foot block wall with landscaping on approximately six (6) acre vacant site. The location of the tower is to the south west section of the property 50 feet away from the existing fault line. Access to the facility is proposed with a 12 foot wide easement along the western property line.
Project Description

This [redacted] advise that the Riverside County Planning Director, as the lead agency, has approved the above-referenced project on June 3, 2013, and has made the following determinations regarding that project:

1. The project WILL NOT have a significant effect on the environment.
2. A Negative Declaration was prepared for the project pursuant to the provisions of the California Environmental Quality Act (\$2,156.25 + \$50.00).
3. Mitigation measures WERE NOT made a condition of the approval of the project.
4. A Mitigation Monitoring and Reporting Plan/Program WAS NOT adopted.
5. A statement of Overriding Considerations WAS NOT adopted for the project.

This is to certify that the Negative Declaration, with comments, responses, and record of project approval is available to the general public at: Riverside County Planning Department, 4080 Lemon Street, 12th Floor, Riverside, CA 92501.

Signature _____

Project Planner _____

Title _____

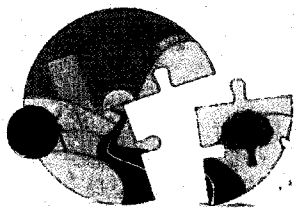
Date _____

Date Received for Filing and Posting at OPR: _____

Krk
revised 8/25/2009
Planning Case Files-Riverside office\PP24928\DH-PC-BOS Hearngs\DH-PC\NOD Form.PP24928.docx

Please charge deposit fee case#: ZEA42443 ZCFG5815 \$.165.50

FOR COUNTY CLERK'S USE ONLY



Carolyn Syms Luna
Director

RIVERSIDE COUNTY PLANNING DEPARTMENT

NEGATIVE DECLARATION

Project/Case Number: Plot Plan No. 24928

Based on the Initial Study, it has been determined that the proposed project will not have a significant effect upon the environment.

PROJECT DESCRIPTION, LOCATION (see Environmental Assessment No. 42443).

COMPLETED/REVIEWED BY:

By: H. P. Kang Title: Project Planner Date: March 27, 2013

Applicant/Project Sponsor: Verizon Wireless Date Submitted: April 20, 1011

ADOPTED BY: Planning Director

Person Verifying Adoption: H. P. Kang Date: _____

The Negative Declaration may be examined, along with documents referenced in the initial study, if any, at:

Riverside County Planning Department, 4080 Lemon Street, 12th Floor, Riverside, CA 92501

For additional information, please contact H. P. Kang at (951) 955-1888.

Revised: 10/16/07

Y:\Planning Case Files-Riverside office\PP25168\DH-PC-BOS Hearings\DH-PC\Negative Declaration.PP25168.docx

Please charge deposit fee case#: ZEA42443 ZCFG5815 \$2,156.25 +\$50

FOR COUNTY CLERK'S USE ONLY

Empty rectangular box for County Clerk's use.

COUNTY OF RIVERSIDE
SPECIALIZED DEPARTMENT RECEIPT
Permit Assistance Center

A* REPRINTED * R1103691

4080 Lemon Street
Second Floor
Riverside, CA 92502
(951) 955-3200

39493 Los Alamos Road
Suite A
Murrieta, CA 92563
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Indio, CA 92211
(760) 863-8271

Received from: VERIZON WIRELESS LOS ANGELES \$64.00
paid by: CK 2104
CA FISH AND GAME FOR EA42443
paid towards: CFG05815 CALIF FISH & GAME: DOC FEE
at parcel: 41825 ACACIA AVE HEM
appl type: CFG3

By MGARDNER Apr 20, 2011 16:43
posting date Apr 20, 2011

Account Code	Description	Amount
658353120100208100	CF&G TRUST: RECORD FEES	\$64.00

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Account Code	Description	Amount
603353120100208100	CF&G TRUST	\$2,156.25

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