



March 31, 2015

City of Sunnyvale
Planning Department
456 W. Olive Avenue
Sunnyvale, CA 94086

RE: VERIZON WIRELESS/MOUNTAIN VIEW HIGH SCHOOL
Application for Minor Use Permit/Wireless Communications Facility
1209 Remington Court
Sunnyvale, CA 94087
APN 198-430-24

This letter is hereby submitted in conjunction with an application for a minor use permit for an unmanned wireless communications facility. The proposed facility is a collocation on an existing PG&E lattice tower.

Please see the attached documents for your review.

- Photosims
- (1) Planning Division Application Form
- (1) Use Permit/Special Development Permit Justification Form
- (1) Environmental Information Form
- (9) Full Size and (2) 11 x 17 Copies of Development Plans
- EMF Report by Hammett and Edison
- LOA from PG&E/Landowner

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APPLICANT INFORMATION

Lessee/Applicant

VERIZON WIRELESS
2785 Mitchell Drive
Walnut Creek, CA 94598
Attn: Danna Diamond

Agent for Applicant

Cortel, LLC/Shannon McDougall
1023 Eagle Avenue
Alameda, CA 94501
Phone: 415-244-8018
Email: shannon.mcdougall@cortel-llc.com

Property Owner

PG&E
245 Market Street
Mail Code N100
San Francisco, CA 94105
Phone: (415) 971-0994
DAVID DUNCAN

PROJECT DESCRIPTION

Project Location

W. Remington Dr.

The proposed project is located at 1209 ~~Remington Court~~ in the City of Sunnyvale. The proposed communication facility is colocating on an existing 128' tall PG&E lattice tower. The project site is located on Assessor's Parcel 198-430-24. Metro PCS had a wireless facility in operation at this site. The Metro site has been decommissioned and existing antennas and equipment will be removed.

Project Components

The proposed project consists of the installation of (6) 6' tall antennas, (2) per sector located below the conductors on the existing lattice tower at 78'. The corresponding equipment cabinets and generator will be placed directly underneath the existing tower.

Public Services

Public services such as fire and law enforcement are not required given that the facilities are designed to be vandalism resistant (inside a fenced equipment compound) and are uninhabitable and located on private property. The project does not require school or transit facilities, as it is an unmanned wireless communications facility.

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Operations

The site is an unmanned facility that would not generate any noise, dust, or odors. It is expected that service technicians may visit the site on a monthly basis for routine maintenance if needed. Ample parking is available adjacent to the equipment compound.

LAND USE

Zoning

The project parcel is zoned R0, Residential Low Density.

Environmental Setting/Impacts

The project is colocating on an existing structure and will not create a visual impact. No significant biological or cultural resources are expected to exist in the immediate vicinity of the project site.

SITE SELECTION PROCESS

Siting

The project site was selected to bring capacity, offload coverage for the nearby residential and park areas.

AESTHETICS

The proposed project is colocating on an existing PG&E lattice tower and will not create an additional visual impact to the surrounding areas.

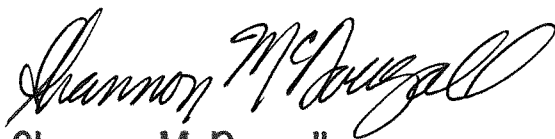
CONCLUSION

In conclusion, the proposed project is a compatible use with the surrounding land uses. The project would be aesthetically consistent with the character of the surrounding neighborhoods. The project would not create any nuisance impacts as it consists of an unmanned communications facility that would not create significant additional traffic, noise, dust or odors. Overall, the project would provide a benefit to the area through high quality wireless voice and data services that enhance the

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productivity, convenience, well-being and safety of residents, workers, commuters and visitors. Should you have any questions regarding this application, please feel free to call me at (415) 244-8018.

Sincerely,

A handwritten signature in black ink, reading "Shannon McDougall". The signature is fluid and cursive, with the first name "Shannon" and last name "McDougall" clearly distinguishable.

Shannon McDougall

Project Planner

Contractor for Verizon Wireless

USE PERMIT/SPECIAL DEVELOPMENT PERMIT

JUSTIFICATIONS

One of the two following findings must be made in order to approve a Use Permit or Special Development Permit application.

The Sunnyvale Municipal code states that at least one of the following two justifications must be met before granting the Use Permit or Special Development Permit. Please provide us information on how your project meets **at least one** of the following criteria.

1. The proposed use attains the objectives and purposes of the General Plan of the City of Sunnyvale as the project ...

does not create a visual impact to the surrounding areas and adheres to the City's siting policy.

OR

2. The proposed use ensures that the general appearance of proposed structures, or the uses to be made of the property to which the application refers, will not impair either the orderly development of, or the existing uses being made of, adjacent properties as ...

If you need assistance in answering either of these justifications, contact the Planning Division staff at the One-Stop Permit Center.