



COUNTY OF MENDOCINO
DEPARTMENT OF PLANNING AND BUILDING SERVICES

860 NORTH BUSH STREET · UKIAH · CALIFORNIA · 95482
120 WEST FIR STREET · FT. BRAGG · CALIFORNIA · 95437

JULIA KROG, DIRECTOR
TELEPHONE: 707-234-6650
FAX: 707-463-5709
FB PHONE: 707-964-5379
FB FAX: 707-961-2427
pbs@mendocinocounty.org
www.mendocinocounty.org/pbs

December 6, 2022

Department of Transportation
Environmental Health - Fort Bragg
Building Inspection - Fort Bragg
Assessor

Agriculture Commissioner
Air Quality Management
Department of Forestry/ CalFire
-Land Use

Cloverdale Rancheria
Redwood Valley Rancheria
Sherwood Valley Band of Pomo Indians
Fort Bragg Rural Fire District

CASE#: AP\_2022-0049

DATE FILED: 11/16/2022

OWNER: THOMAS MCGUIRE

APPLICANT/AGENT: T-MOBILE WEST LLC: T-Mobile West LLC

REQUEST: Administrative Permit to modify existing 51 ft. telecommunications facility and remove nine (9) antennas; remove twelve (12) coax cables (7/8"); install six (6) antennas; install three (3) RRH; install one (1) hybrid cable (1 - 5/8"). Groundwork: Remove one (1) BB 5216; install one (1) 6160 enclosure; install one (1) B160 cabinet; install one (1) RP 6651; install one (1) PSU 4813; install one (1) CSR 1xRe V2. No addition to tower height proposed.

LOCATION: 3± miles northeast of the City of Fort Bragg, lying on the east side of Bald Hill Road (CR 421A), 1.95± miles northeast of its intersection with Pudding Creek Road (CR 421); located at 21929 Bald Hill Rd., Fort Bragg; APN: 069-270-14. Towers at this location are addressed separately.

SUPERVISORIAL DISTRICT: 4

STAFF PLANNER: MARK CLISER

RESPONSE DUE DATE: December 20, 2022

PROJECT INFORMATION CAN BE FOUND AT:

www.mendocinocounty.org

Select "Government" from the drop-down; then locate Planning and Building Services/Public Agency Referrals.

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

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

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

REVIEWED BY:

Signature Department Date

**OWNER:** BARBARA MCGUIRE

**APPLICANT:** T Mobile West LLC

**AGENT:** T Mobile West LLC

**REQUEST:** Administrative Permit to modify existing 51 ft. telecommunications facility and remove nine (9) antennas; remove twelve (12) coax cables (7/8"); install six (6) antennas; install three (3) RRH; install one (1) hybrid cable (1 – 5/8"). Groundwork: Remove one (1) BB 5216; install one (1) 6160 enclosure; install one (1) B160 cabinet; install one (1) RP 6651; install one (1) PSU 4813; install one (1) CSR 1xRe V2. No addition to tower height proposed.

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**APN/S:** 069-270-14-00

**PARCEL SIZE:** 314± acres

**GENERAL PLAN:** RL160:

**ZONING:** RL:160

**EXISTING USES:** Residential

**DISTRICT:** Supervisorial District 4 (Gjerde)

**RELATED CASES:** U 22-99 (Install four (4) fifteen (15) foot antennas and four (4) in GPS antenna); UM 22-99/2007 (colocation – install six-foot diameter microwave dish); UM 22/99-2009 (Install nine (9) panel antennas to replace three (3) omni-whip antennas); UM 22-99/2010 (install six (6) panel antennas); AP 2015-0026 (Install one (1) six-foot diameter microwave dish); AP 2019-0084 (Add two (2) new antennas and a 4 foot by 4 foot cabinet to hold support equipment); AP\_2021-0015 (Remove/Replace RRU & Antenna)

	<u>ADJACENT GENERAL PLAN</u>	<u>ADJACENT ZONING</u>	<u>ADJACENT LOT SIZES</u>	<u>ADJACENT USES</u>
<b>NORTH:</b>	Range Land (RL160); Timber Pro	Range Land (RL:160); Timber Pr	160±; 78± acres	Agriculture
<b>EAST:</b>	Timber Production (TP160)	Timber Production (TP:160)	44± acres	Institutional
<b>SOUTH:</b>	Range Land (RL160); Timber Pro	Range Land (RL:160); Timber Pr	81.8±; 88± acres	Agriculture
<b>WEST:</b>	Rural Residential (RR5, RR2)	Rural Residential (RR:5, RR:2)	11 Various (11± - 1± acres)	Residential

**REFERRAL AGENCIES**

**LOCAL**

- Agricultural Commissioner
- Air Quality Management District
- Assessor’s Office
- Building Division Fort Bragg
- Department of Transportation
- Environmental Health (EH)

- Fort Bragg Rural Fire District
- STATE**
- CALFIRE (Land Use)

**TRIBAL**

- Cloverdale Rancheria
- Redwood Valley Rancheria
- Sherwood Valley Band of Pomo Indians

**ADDITIONAL INFORMATION:**

**STAFF PLANNER:** MARK CLISER

**DATE:** 12/6/2022

## ENVIRONMENTAL DATA

1. **MAC:** N/A
2. **FIRE HAZARD SEVERITY ZONE:** Moderate
3. **FIRE RESPONSIBILITY AREA:** Local and State Responsibility Area (FBFD) and Calfire
4. **FARMLAND CLASSIFICATION:** Non- Prime
5. **FLOOD ZONE CLASSIFICATION:** N/A
6. **COASTAL GROUNDWATER RESOURCE AREA:** N/A
7. **SOIL CLASSIFICATION:** Western Soils (221)
8. **PYGMY VEGETATION OR PYGMY CAPABLE SOIL:** N/A
9. **WILLIAMSON ACT CONTRACT:** Yes
10. **TIMBER PRODUCTION ZONE:** N/A
11. **WETLANDS CLASSIFICATION:** N/A
12. **EARTHQUAKE FAULT ZONE:** N/A
13. **AIRPORT LAND USE PLANNING AREA:** N/A
14. **SUPERFUND/BROWNFIELD/HAZMAT SITE:** N/A
15. **NATURAL DIVERSITY DATABASE:** Yes
16. **STATE FOREST/PARK/RECREATION AREA ADJACENT:** N/A
17. **LANDSLIDE HAZARD:** N/A
18. **WATER EFFICIENT LANDSCAPE REQUIRED:** N/A
19. **WILD AND SCENIC RIVER:** N/A
20. **SPECIFIC PLAN/SPECIAL PLAN AREA:**
21. **STATE CLEARINGHOUSE REQUIRED:** N/A
22. **OAK WOODLAND AREA:** N/A
23. **HARBOR DISTRICT:** N/A



Planning and Building Services

Case No:	AP-2022-0049
CalFire No:	NA
Date Filed:	11-16-2022
Fee:	\$ 2,921.00
Receipt No:	053160
Received By:	Mark Cliser
Office use only	

### APPLICATION FORM

#### APPLICANT

Name: T-Mobile West LLC Phone: (512) 554-5913

Mailing Address: 200 spectrum, suite 1700

City: Irvine State/Zip: 92618 email: Rajul.Patel@crowncastle.com

#### PROPERTY OWNER

Name: James Mcquire Phone: \_\_\_\_\_

Mailing Address: 2501 Bald Hill Road

City: Fort Bragg State/Zip: 95437 email: \_\_\_\_\_

#### AGENT

Name: Crown castle c/o Rajul Patel Phone: Rajul.Patel@crowncastle.com

Mailing Address: 200 spectrum, suite 1700

City: Irvine State/Zip: 92618 email: Rajul.Patel@crowncastle.com

Parcel Size: \_\_\_\_\_ (Sq. feet/Acres) Address of Property: 22501 Bald Hill Road

Assessor Parcel Number(s): 069 2701400

#### TYPE OF APPLICATION:

- |                                                           |                                                      |                                             |
|-----------------------------------------------------------|------------------------------------------------------|---------------------------------------------|
| <input checked="" type="checkbox"/> Administrative Permit | <input type="checkbox"/> Flood Hazard                | <input type="checkbox"/> Rezoning           |
| <input type="checkbox"/> Agricultural Preserve            | <input type="checkbox"/> General Plan Amendment      | <input type="checkbox"/> Use Permit-Cottage |
| <input type="checkbox"/> Airport Land Use                 | <input type="checkbox"/> Land Division-Minor         | <input type="checkbox"/> Use Permit-Minor   |
| <input type="checkbox"/> CDP- Admin                       | <input type="checkbox"/> Land Division- Major        | <input type="checkbox"/> Use Permit-Major   |
| <input type="checkbox"/> CDP- Standard                    | <input type="checkbox"/> Land Division-Parcel        | <input type="checkbox"/> Variance           |
| <input type="checkbox"/> Certificate of Compliance        | <input type="checkbox"/> Land Division-Resubdivision | <input type="checkbox"/> Other              |
| <input type="checkbox"/> Development Review               | <input type="checkbox"/> Modification of Conditions  |                                             |
| <input type="checkbox"/> Exception                        | <input type="checkbox"/> Reversion to Acreage        |                                             |

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

Rajul Patel  
Signature of Applicant/Agent

11/9/22  
Date

see LOA + lease agreement  
Signature of Owner  
for POA  
Date



**SITE AND PROJECT DESCRIPTION QUESTIONNAIRE**

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

**THE PROJECT**

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

Eligible Facilities Request to modify existing wireless facility

**TOWER SOW:**

- Remove (9) antennas
- Remove (12) coax cables (7/8")
- Install (6) antennas
- Install (3) RRH's
- Install (1) hybrid cable (1-5/8")

**GROUND SOW:**

- Remove (1) BB 5216
- Install (1) 6160 enclosure
- Install (1) B160 cabinet
- Install (1) RP 6651
- Install (1) PSU 4813
- Install (1) CSR IXRe V2

2. Structures/Lot Coverage	Number of Units		Square Footage		
	Existing	Proposed	Existing	Proposed	Total
<input type="checkbox"/> Single Family <input type="checkbox"/> Mobile Home <input type="checkbox"/> Duplex <input type="checkbox"/> Multifamily <input checked="" type="checkbox"/> Other: existing cell site <input type="checkbox"/> Other: _____					
Total Structures Paved Area Landscaped Area Unimproved Area					
<b>GRAND TOTAL (Equal to gross area of Parcel)</b> N/A					

3. If the project is commercial, industrial or institutional, complete the following: **24-7 wireless facility**  
 Estimated employees per shift: N/A  
 Estimated shifts per day: \_\_\_\_\_  
 Type of loading facilities proposed: \_\_\_\_\_

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

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

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

7. How much off-street parking will be provided? **N/A - modification on tower**

	Number	Size
Number of covered spaces	_____	_____
Number of uncovered spaces	_____	_____
Number of standard spaces	_____	_____
Number of handicapped spaces	_____	_____
Existing Number of Spaces	_____	
Proposed Additional Spaces	_____	
Total	_____	

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

9. For grading or road construction, complete the following: **N/A**

A. Amount of cut \_\_\_\_\_ cubic yards  
 B. Amount of fill \_\_\_\_\_ cubic yards  
 C. Maximum height of fill slope \_\_\_\_\_ feet  
 D. Maximum height of cut slope \_\_\_\_\_ feet  
 E. Amount of import or export \_\_\_\_\_ cubic yards  
 F. Location of borrow or disposal site \_\_\_\_\_

10. Does the project involve sand removal, mining or gravel extraction?  Yes  No  
 If yes, detailed extraction, reclamation and monitoring plans may be required?

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

12. Will the development provide public or private recreational opportunities?  Yes  No  
 If yes, explain below:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

13. Is the proposed development visible from State Highway 1 or other scenic route? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	14. Is the proposed development visible from a park, beach or other recreational area? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
------------------------------------------------------------------------------------------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------

15. Does the development involve diking, filling, dredging or placing structures in open coastal water, wetlands, estuaries or lakes?

Diking :  Yes  No  
 Filling:  Yes  No  
 Dredging:  Yes  No

Placement of structures in:  
 open coastal waters  
 wetlands  
 estuaries  
 lakes

If so, amount of material to be dredged or filled? \_\_\_\_\_ cubic yards.  
 Location of dredged material disposal site? \_\_\_\_\_

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

16. Will there be any exterior lighting?  Yes  No If yes, describe below and identify the location of all exterior lighting on the plot plan and building plans.  
 \_\_\_\_\_  
 \_\_\_\_\_

17. Utilities will be supplied to the site as follows:

A. Electricity:  
 Utility Company (service exists to the parcel)  
 Utility Company (requires extension of service to site: \_\_\_\_\_ feet \_\_\_\_\_ miles)  
 On Site Generation - Specify: \_\_\_\_\_

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

C. Telephone:  Yes  No N/A

18. What will be the method of sewage disposal?  
 Community sewage system - Specify supplier N/A - no plumbing  
 Septic Tank  
 Other - Specify: \_\_\_\_\_

19. What will be the domestic water source:  
 Community water system - Specify supplier N/A - no plumbing  
 Well  
 Spring  
 Other - Specify: \_\_\_\_\_



20. Are there any associated projects and/or adjacent properties under your ownership?  
 Yes  No If yes, explain (e.g., Assessor's Parcel Number, address, etc.):  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

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

22. Describe the location of the site in terms of readily identifiable landmarks (e.g., mailboxes, mile posts, street intersections, etc.):  
 Cell tower is located off Bald Hill road  
 see site plan

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

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

25. Project Height. Maximum height of existing structures 57'6" feet. Maximum height of proposed structures 57'6" feet.

26. Gross floor area of existing structures N/A square feet (including covered parking and accessory buildings). Gross floor area of proposed structures \_\_\_\_\_ square feet (including covered parking and accessory buildings).

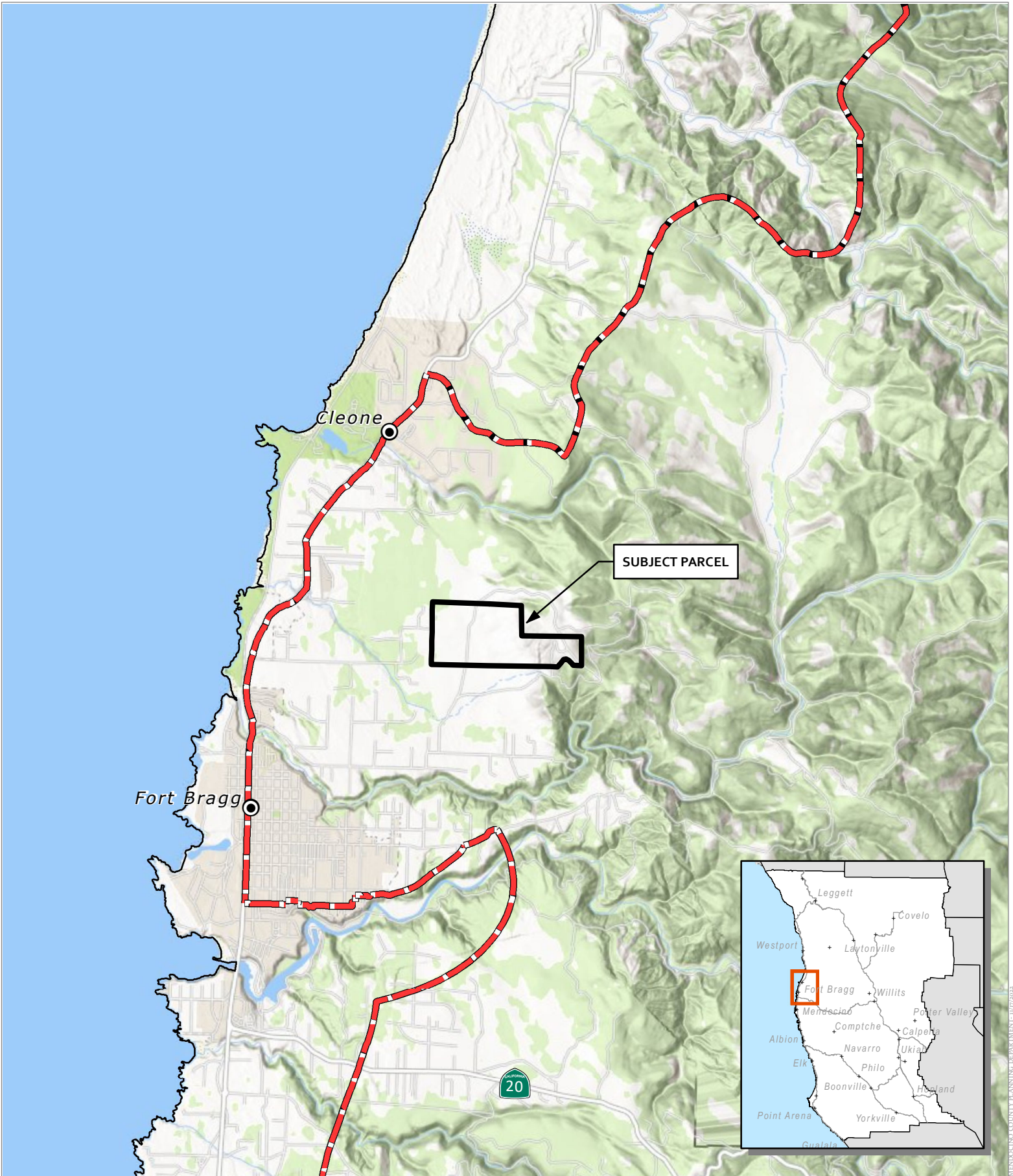
27. Lot area (within property lines): 128  square feet  acres.

28. Briefly describe the project site as it exists before the project, including information on existing structures and their uses, slopes, soil stability, plants and animals, and any cultural, historical or scenic aspects. Attach any photographs of the site that you feel would be helpful.  
 proposing antennas on existing wireless facility - no visual impact



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

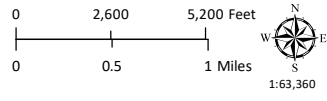
30. Indicate the surrounding land uses:

	North	East	South	West
Vacant				
Residential Agricultural				
Commercial Industrial				
Institutional Timberland				
Other	RL	RL	RL	RL



**CASE: AP 2022-0049**  
**OWNER: MCQUIRE, James**  
**APN: 069-270-14**  
**APLCT: T-Mobile West LLC**  
**AGENT: Crown Castle c/o Rajul Patel**  
**ADDRESS: 22501 Bald Hill Rd., Fort Bragg**

-  Major Towns & Places
-  Coastal Zone Boundary

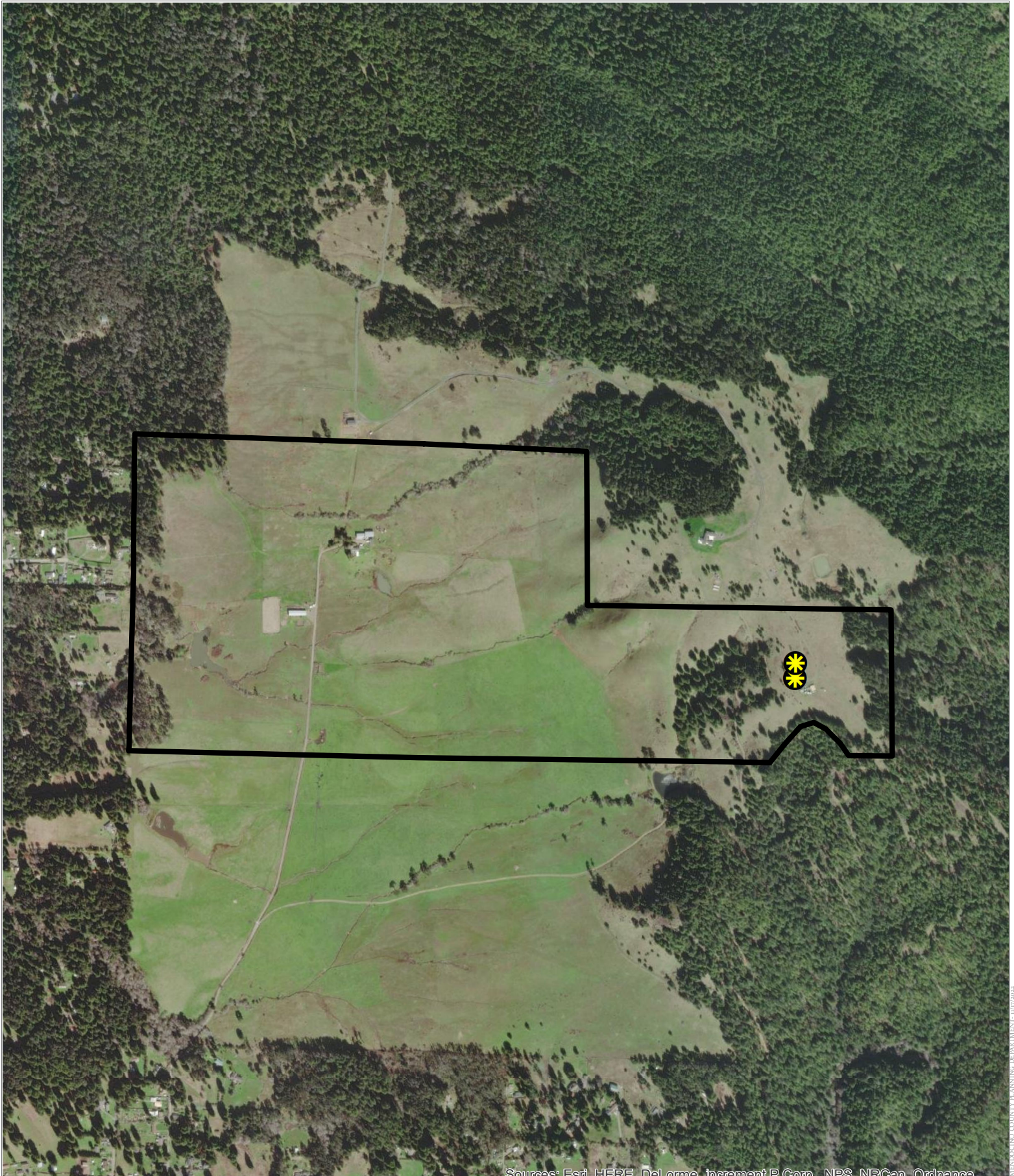


**LOCATION**

**THIS MAP AND DATA ARE PROVIDED WITHOUT WARRANTY OF ANY KIND.**  
**DO NOT USE THIS MAP TO DETERMINE LEGAL PROPERTY BOUNDARIES**

MENDOCINO COUNTY PLANNING DEPARTMENT - 10/17/2023



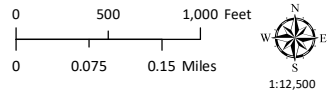


Sources: Esri, HERE, DeLorme, InCREMENT P, Corp., NPS, NRC, Gerdene

MENDOCINO COUNTY PLANNING DEPARTMENT 10/27/2023

**CASE: AP 2022-0049**  
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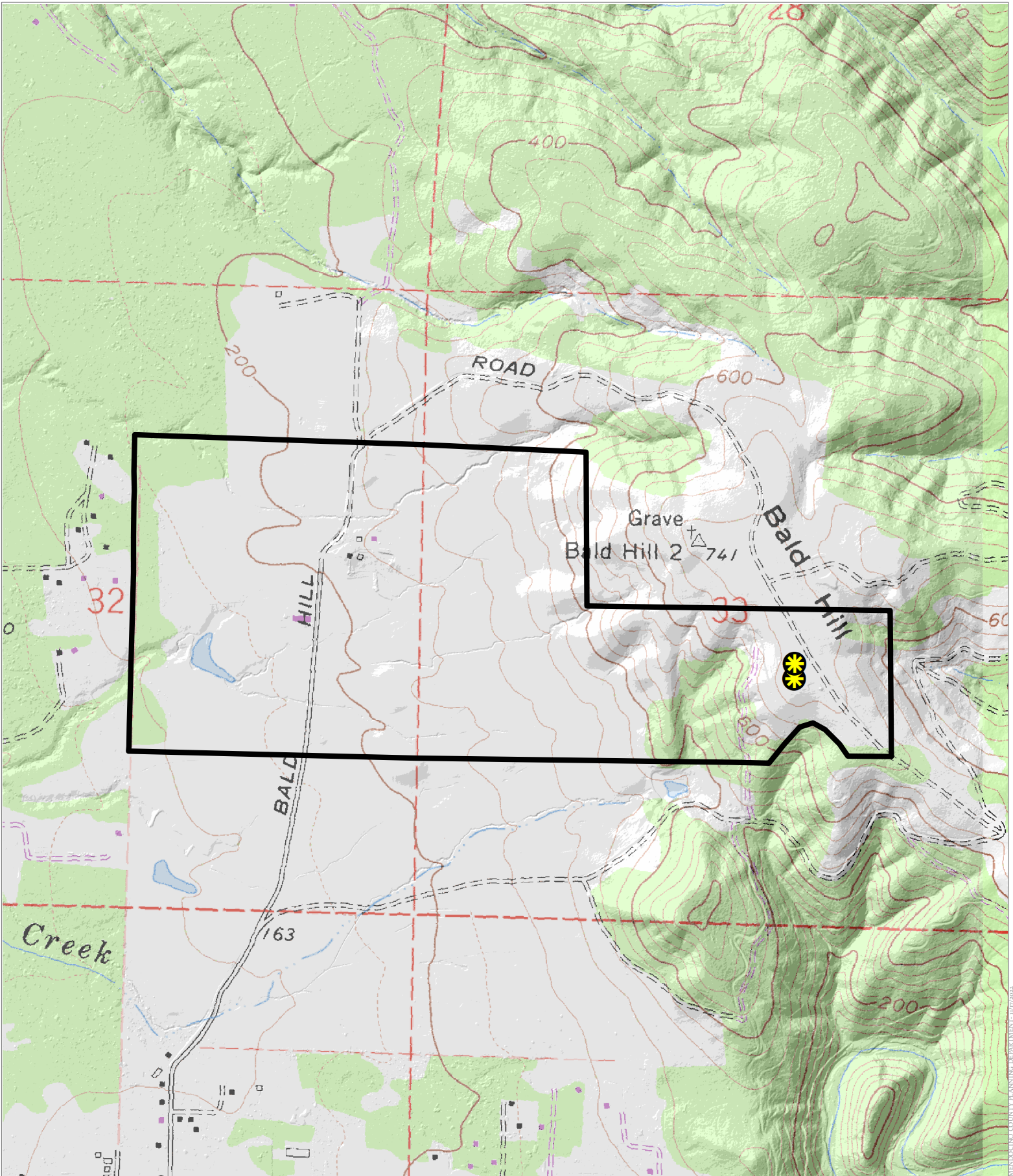
 Approved Wireless Sites



**AERIAL IMAGERY**

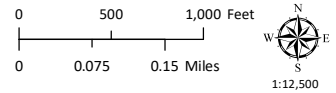
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 Approved Wireless Sites



**TOPOGRAPHIC MAP**  
 CONTOUR INTERVAL IS 40 FEET

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MENDOCINO COUNTY PLANNING DEPARTMENT - 10/7/2023

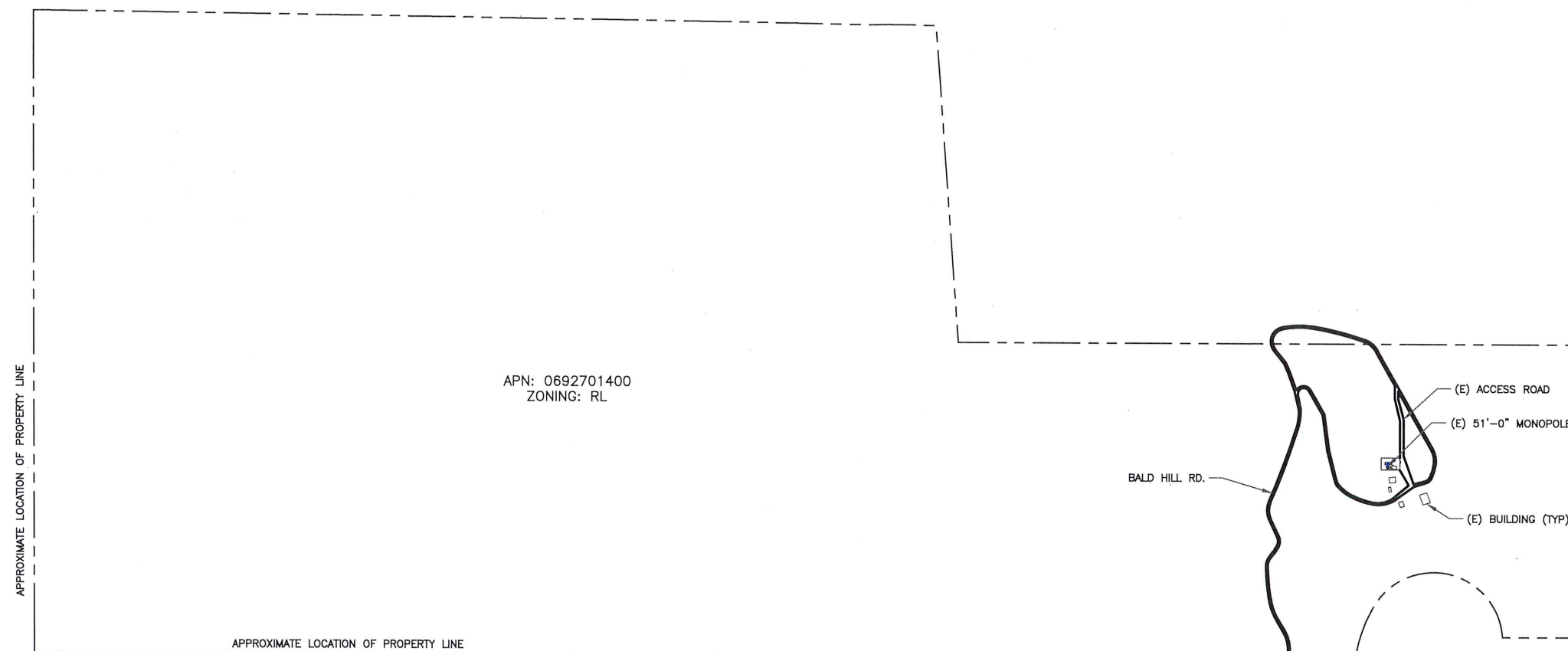
**SITE PLAN DISCLAIMER:**  
 PROPERTY LINES AND STRUCTURES HAVE BEEN DIGITIZED FROM PREVIOUS PLAN SETS. CROWN CASTLE USA INC. HAS NOT COMPLETED A SITE SURVEY AND THEREFORE MAKES NO CLAIMS AS TO THE ACCURACY OF INFORMATION DEPICTED ON THIS SHEET.

**T-Mobile**  
 12920 SE 38TH STREET  
 BELLEVUE, WA 98006

**CROWN CASTLE**  
 200 SPECTRUM CENTER DRIVE,  
 SUITE 1700 & 1800  
 IRVINE, CA 92618

**Kimley»Horn**  
 421 FAYETTEVILLE ST, SUITE 600  
 RALEIGH, NC 27601

T-MOBILE SITE NUMBER:  
**SF40870D**  
  
 BU #: 814771  
**FORT BRAGG (REVISED)**  
  
 22501 BALD HILL RD.  
 FT. BRAGG, CA 95437  
 EXISTING 51'-0" MONOPOLE



**ISSUED FOR:**

REV	DATE	DRWN	DESCRIPTION	DES./QA
0	10/06/22	DRD	FOR CONSTRUCTION	MCK
1	11/01/22	DRD	REVISED PER CLIENT	MCK



**NOV 07 2022**

IT IS A VIOLATION OF LAW FOR ANY PERSON, UNLESS THEY ARE ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS DOCUMENT.

**1** OVERALL SITE PLAN  
 SCALE: 1" = 300'-0" (FULL SIZE)  
 1" = 600'-0" (11x17)



SHEET NUMBER: **C-1.1** REVISION: **1**



**T-Mobile**

12920 SE 38TH STREET  
BELLEVUE, WA 98006

**CROWN CASTLE**

200 SPECTRUM CENTER DRIVE,  
SUITE 1700 & 1800  
IRVINE, CA 92618

**Kimley»Horn**

421 FAYETTEVILLE ST, SUITE 600  
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T-MOBILE SITE NUMBER:  
**SF40870D**

BU #: 814771  
**FORT BRAGG (REVISED)**

22501 BALD HILL RD.  
FT. BRAGG, CA 95437

EXISTING 51'-0" MONOPOLE

**ISSUED FOR:**

REV	DATE	DRWN	DESCRIPTION	DES./QA
0	10/06/22	DRD	FOR CONSTRUCTION	MCK
1	11/01/22	DRD	REVISED PER CLIENT	MCK



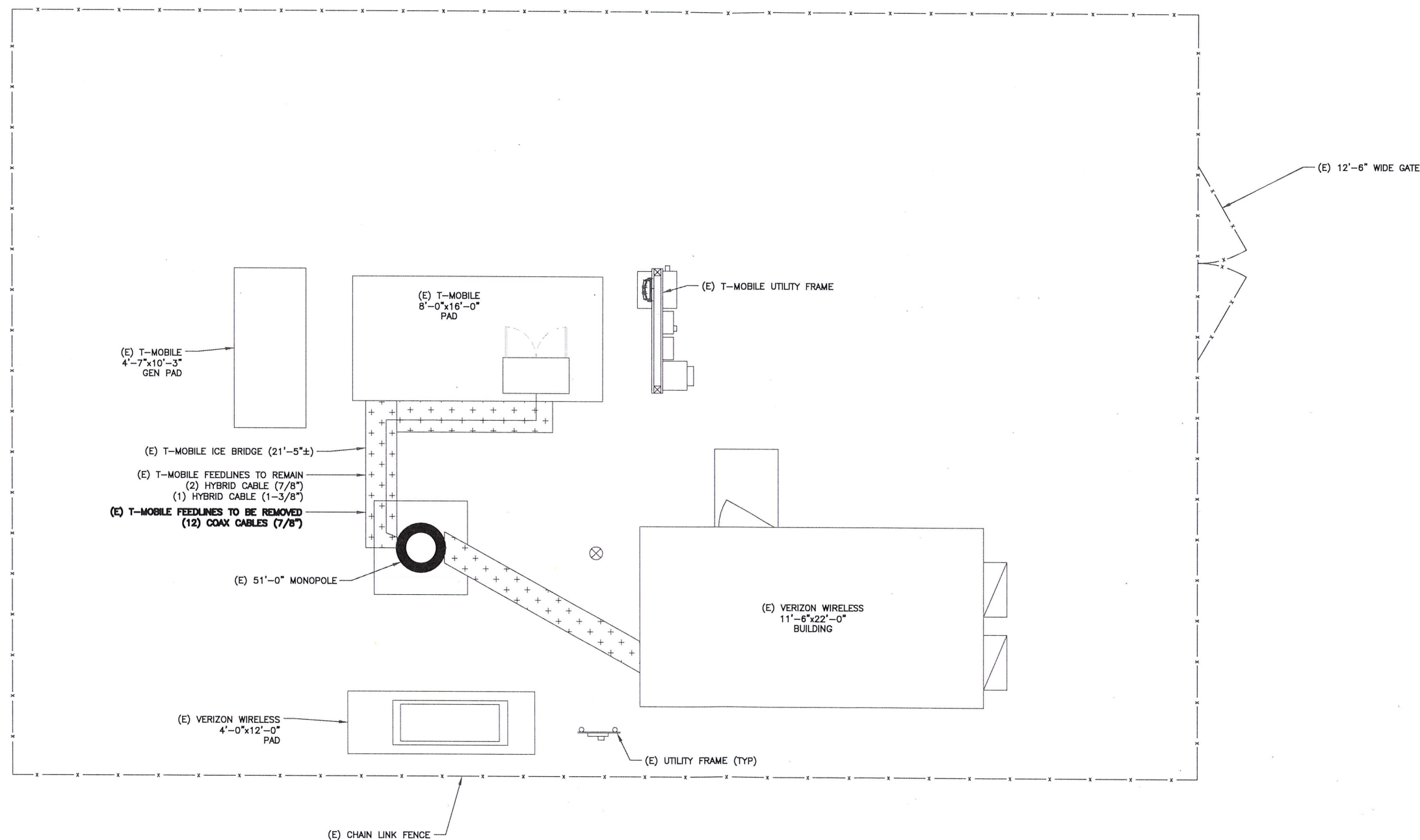
**NOV 07 2022**

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SHEET NUMBER: REVISION:

**C-1.2**

**1**



**1 SITE PLAN**  
SCALE: 1/4"=1'-0" (FULL SIZE)  
1/8"=1'-0" (11x17)



T-Mobile

12920 SE 38TH STREET  
BELLEVUE, WA 98006

CROWN CASTLE

200 SPECTRUM CENTER DRIVE,  
SUITE 1700 & 1800  
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T-MOBILE SITE NUMBER:  
SF40870D

BU #: 814771  
FORT BRAGG (REVISED)

22501 BALD HILL RD.  
FT. BRAGG, CA 95437

EXISTING 51'-0" MONOPOLE

ISSUED FOR:

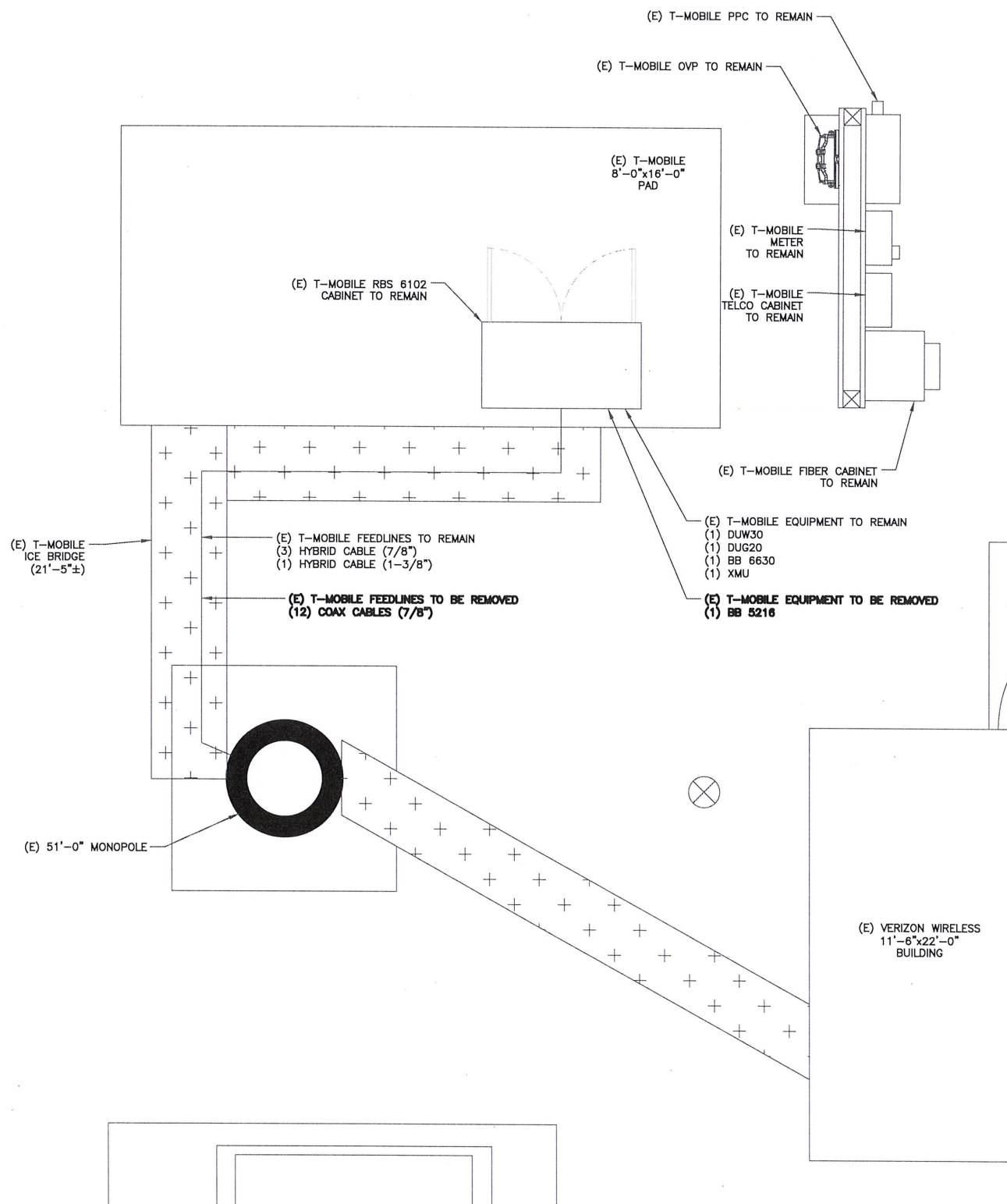
REV	DATE	DRWN	DESCRIPTION	DES./QA
0	10/06/22	DRD	FOR CONSTRUCTION	MCK
1	11/01/22	DRD	REVISED PER CLIENT	MCK



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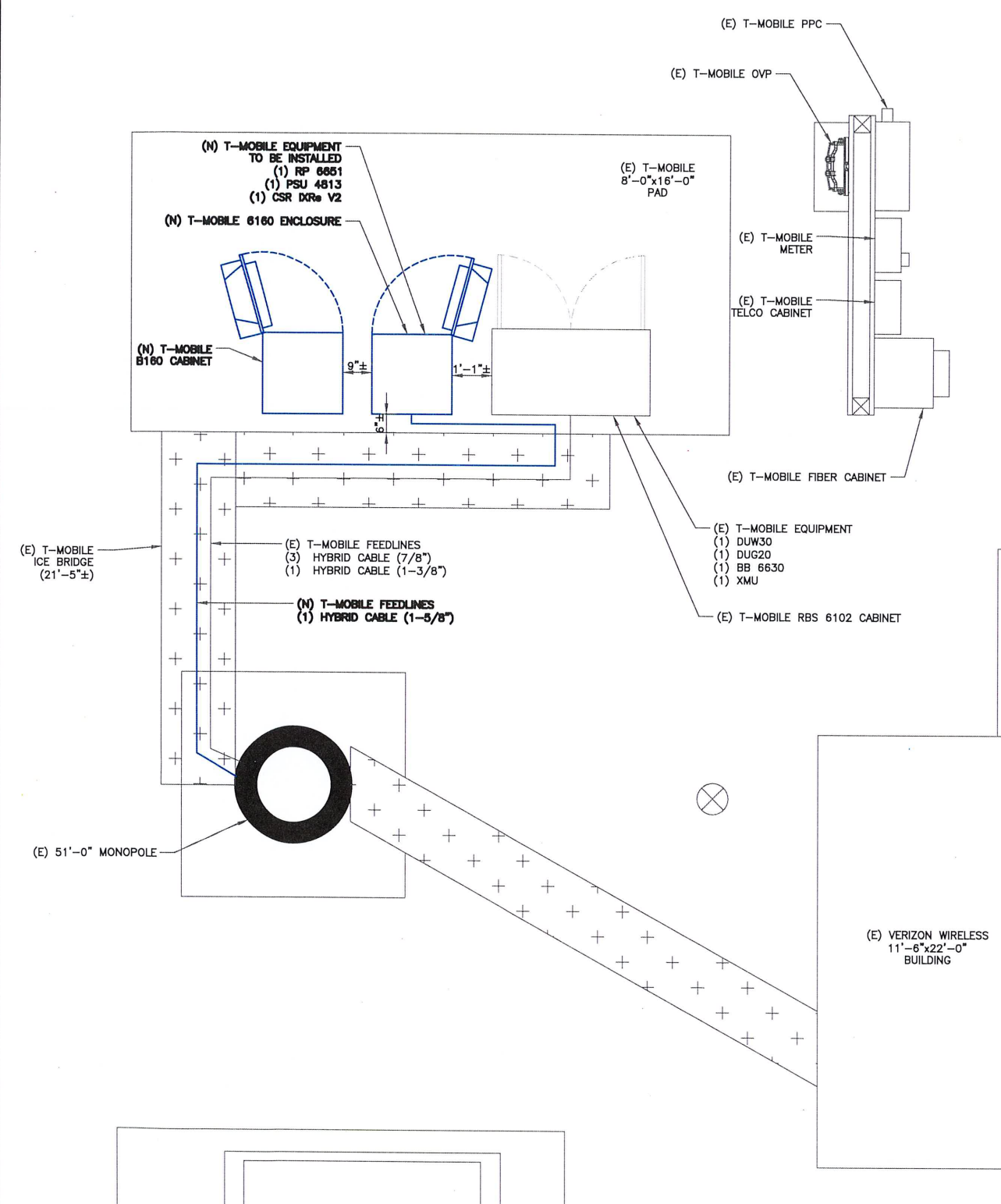
SHEET NUMBER: REVISION:

C-1.3 1



1 EXISTING EQUIPMENT PLAN

SCALE: 1/2"=1'-0" (FULL SIZE)  
1/4"=1'-0" (11x17)



2 NEW EQUIPMENT PLAN

SCALE: 1/2"=1'-0" (FULL SIZE)  
1/4"=1'-0" (11x17)



**T-Mobile**

12920 SE 38TH STREET  
BELLEVUE, WA 98006

**CROWN CASTLE**

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T-MOBILE SITE NUMBER:  
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BU #: 814771  
FORT BRAGG (REVISED)

22501 BALD HILL RD.  
FT. BRAGG, CA 95437

EXISTING 51'-0" MONOPOLE

ISSUED FOR:

REV	DATE	DRWN	DESCRIPTION	DES./QA
0	10/06/22	DRD	FOR CONSTRUCTION	MCK
1	11/01/22	DRD	REVISED PER CLIENT	MCK

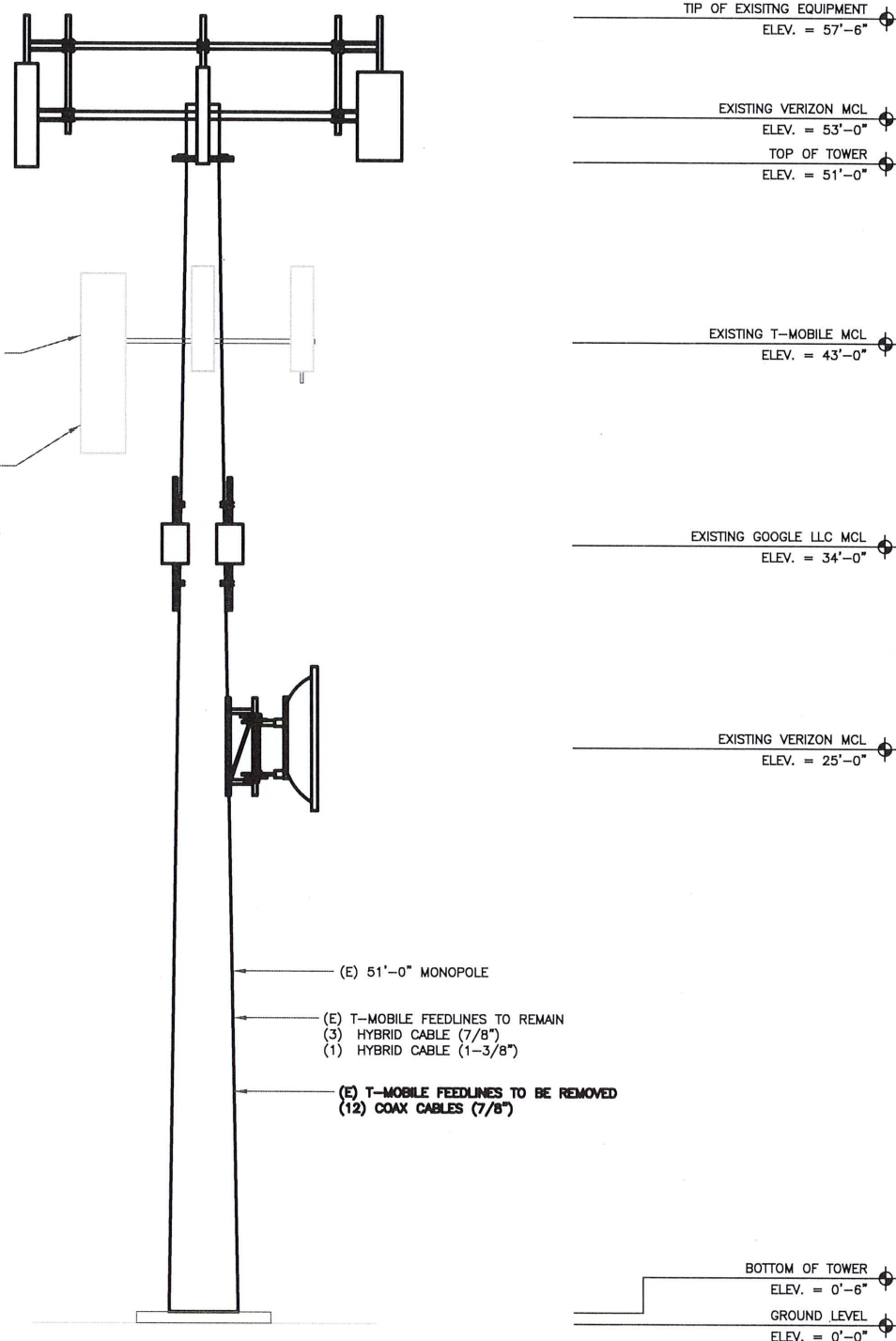


NOV 07 2022

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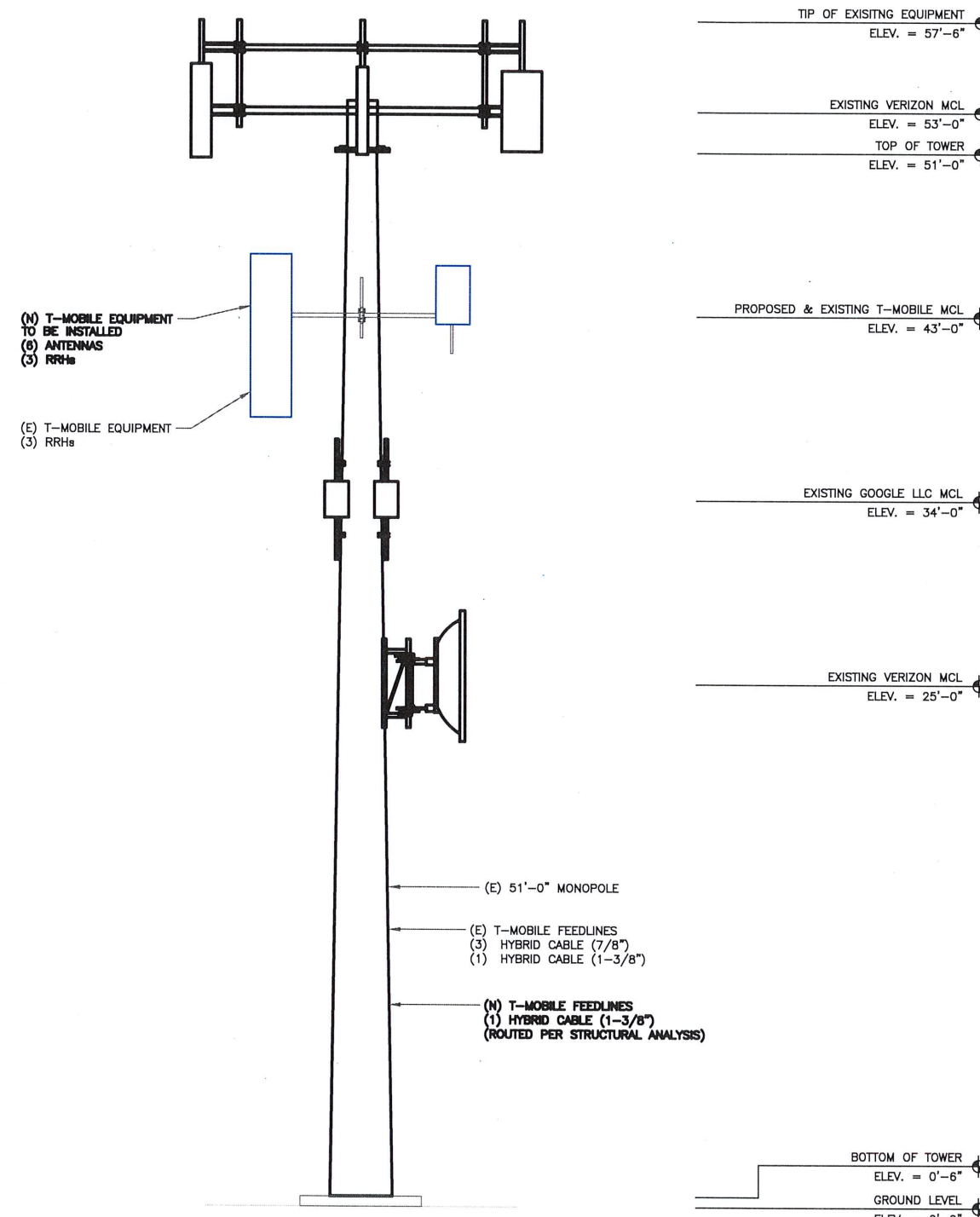
SHEET NUMBER: REVISION:

**C-2.1** **1**



1 EXISTING WEST ELEVATION

SCALE: 1/4"=1'-0" (FULL SIZE)  
1/8"=1'-0" (11x17)



2 NEW WEST ELEVATION

SCALE: 1/4"=1'-0" (FULL SIZE)  
1/8"=1'-0" (11x17)

**T-Mobile**

12920 SE 38TH STREET  
BELLEVUE, WA 98006

**CROWN CASTLE**

200 SPECTRUM CENTER DRIVE,  
SUITE 1700 & 1800  
IRVINE, CA 92618

**Kimley»Horn**

421 FAYETTEVILLE ST, SUITE 600  
RALEIGH, NC 27601

T-MOBILE SITE NUMBER:  
SF40870D

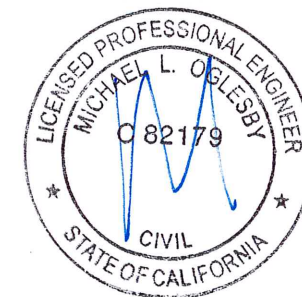
BU #: 814771  
FORT BRAGG (REVISED)

22501 BALD HILL RD.  
FT. BRAGG, CA 95437

EXISTING 51'-0" MONOPOLE

ISSUED FOR:

REV	DATE	DRWN	DESCRIPTION	DES./QA
0	10/06/22	DRD	FOR CONSTRUCTION	MCK
1	11/01/22	DRD	REVISED PER CLIENT	MCK

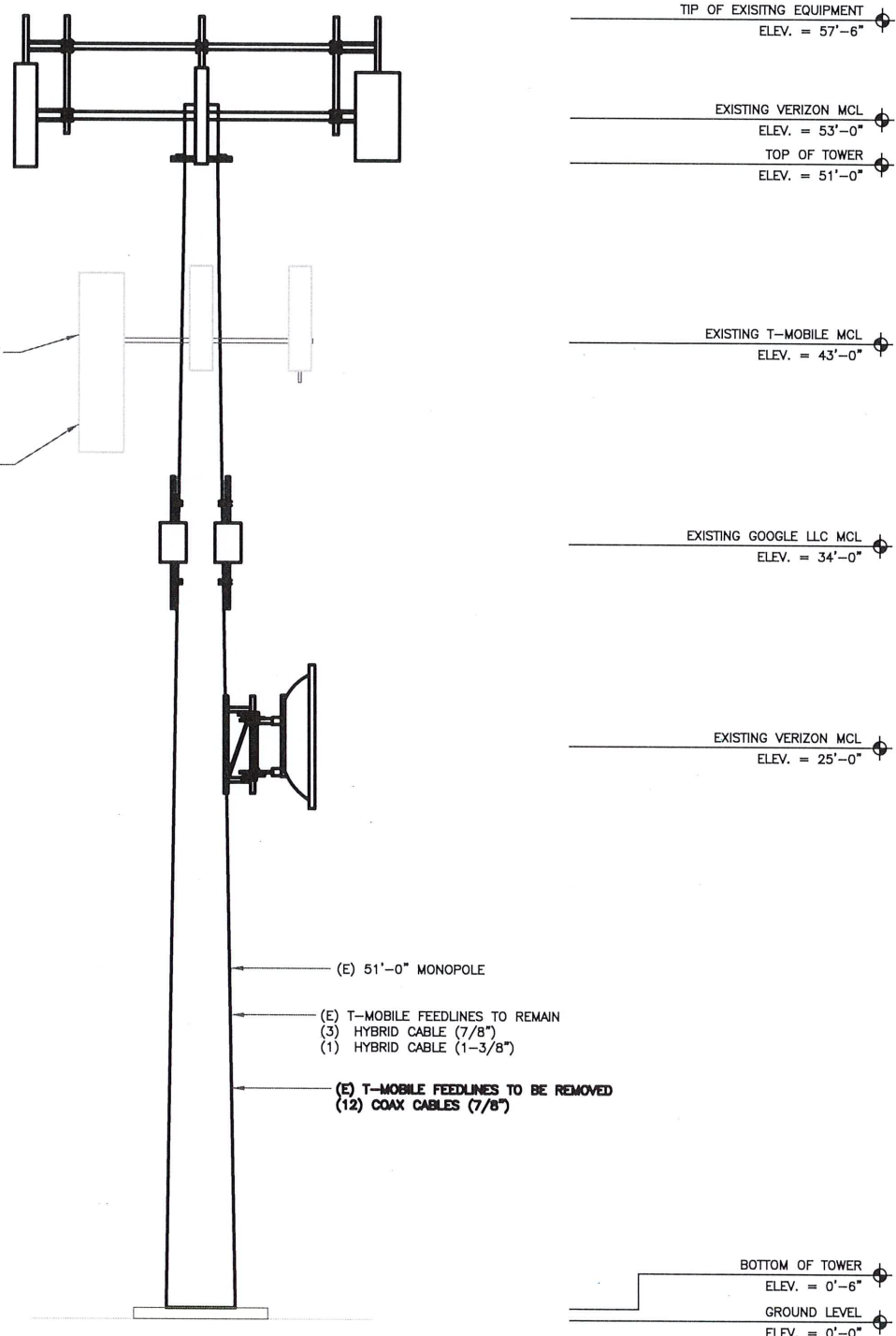


NOV 07 2022

IT IS A VIOLATION OF LAW FOR ANY PERSON,  
UNLESS THEY ARE ACTING UNDER THE DIRECTION  
OF A LICENSED PROFESSIONAL ENGINEER,  
TO ALTER THIS DOCUMENT.

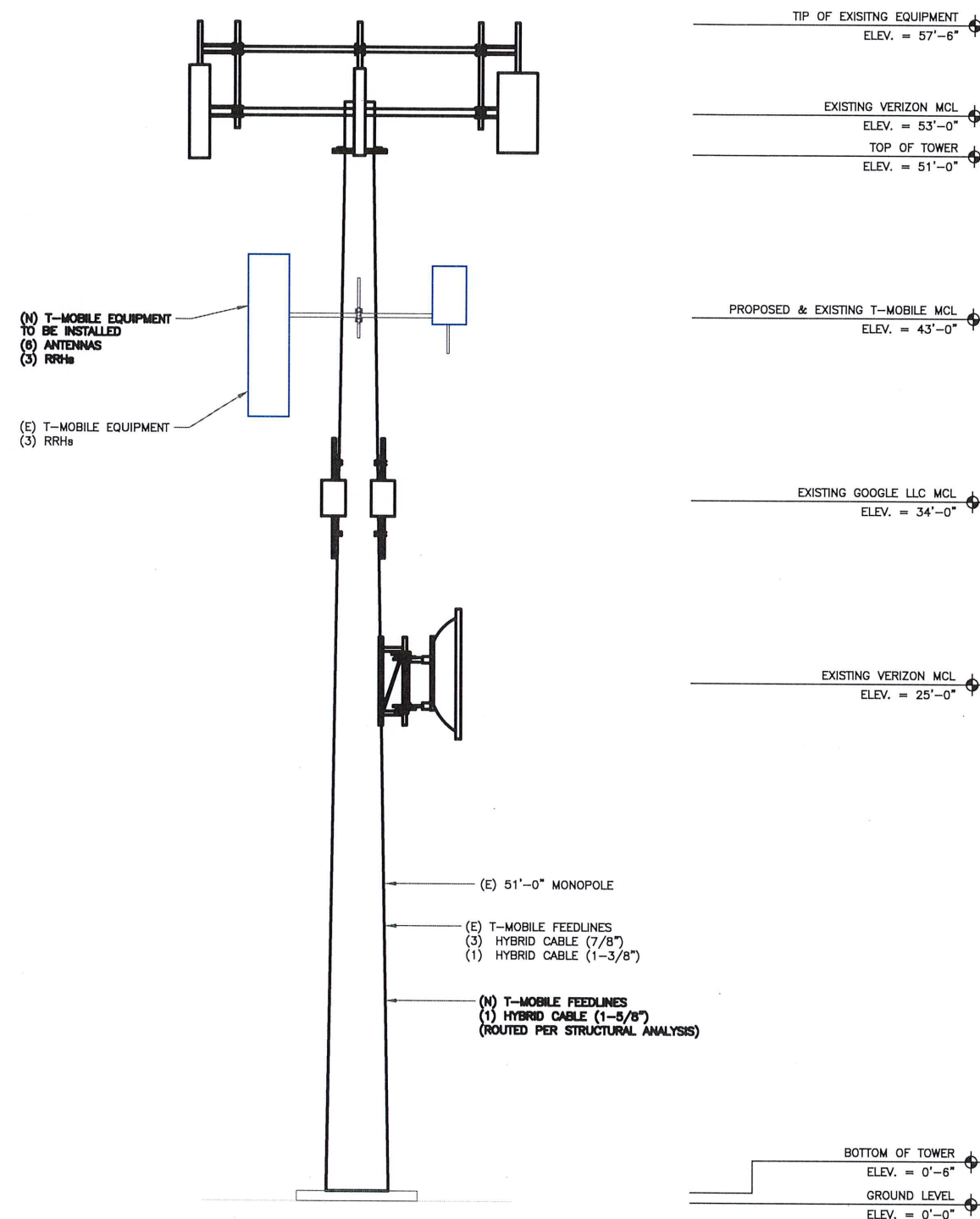
SHEET NUMBER: REVISION:

C-2.2 1



1 EXISTING NORTH ELEVATION

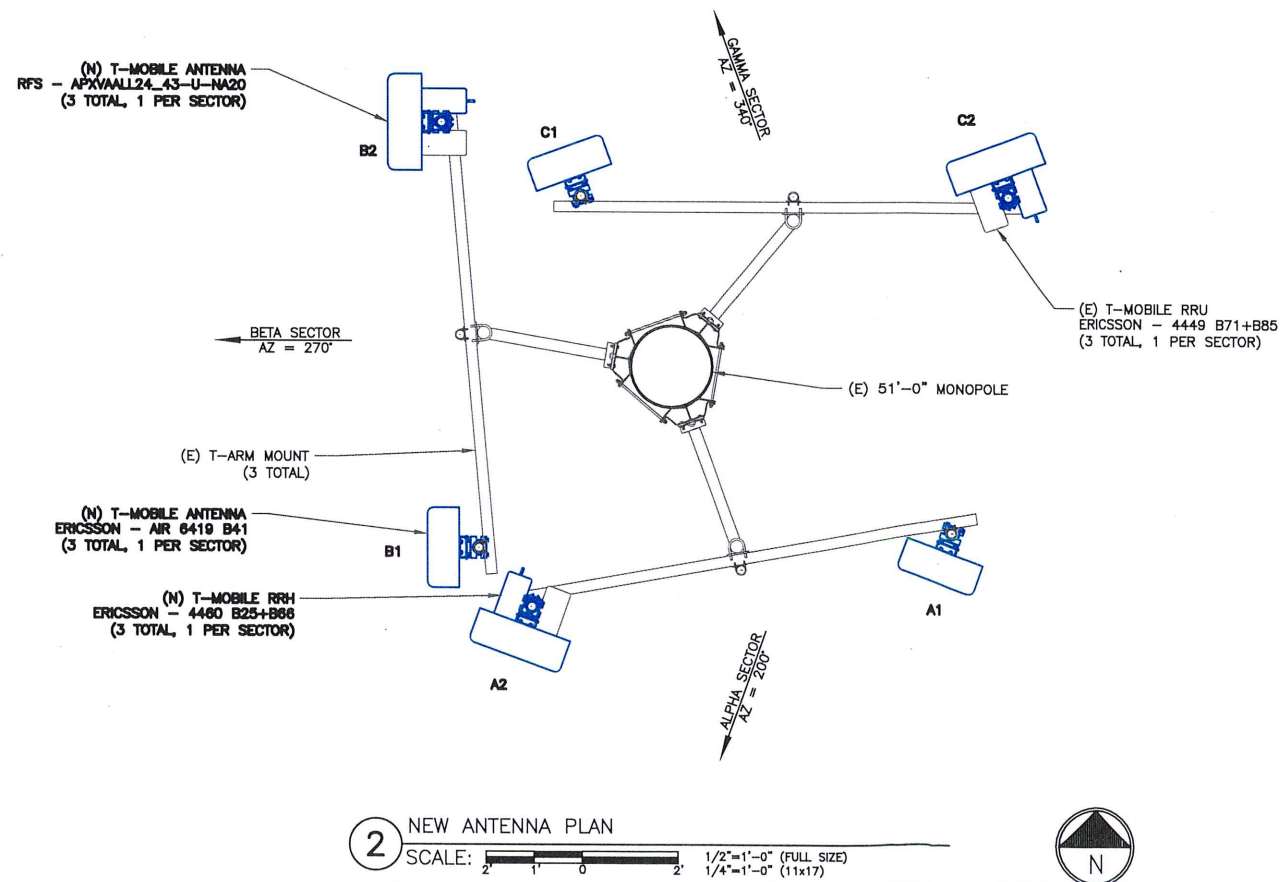
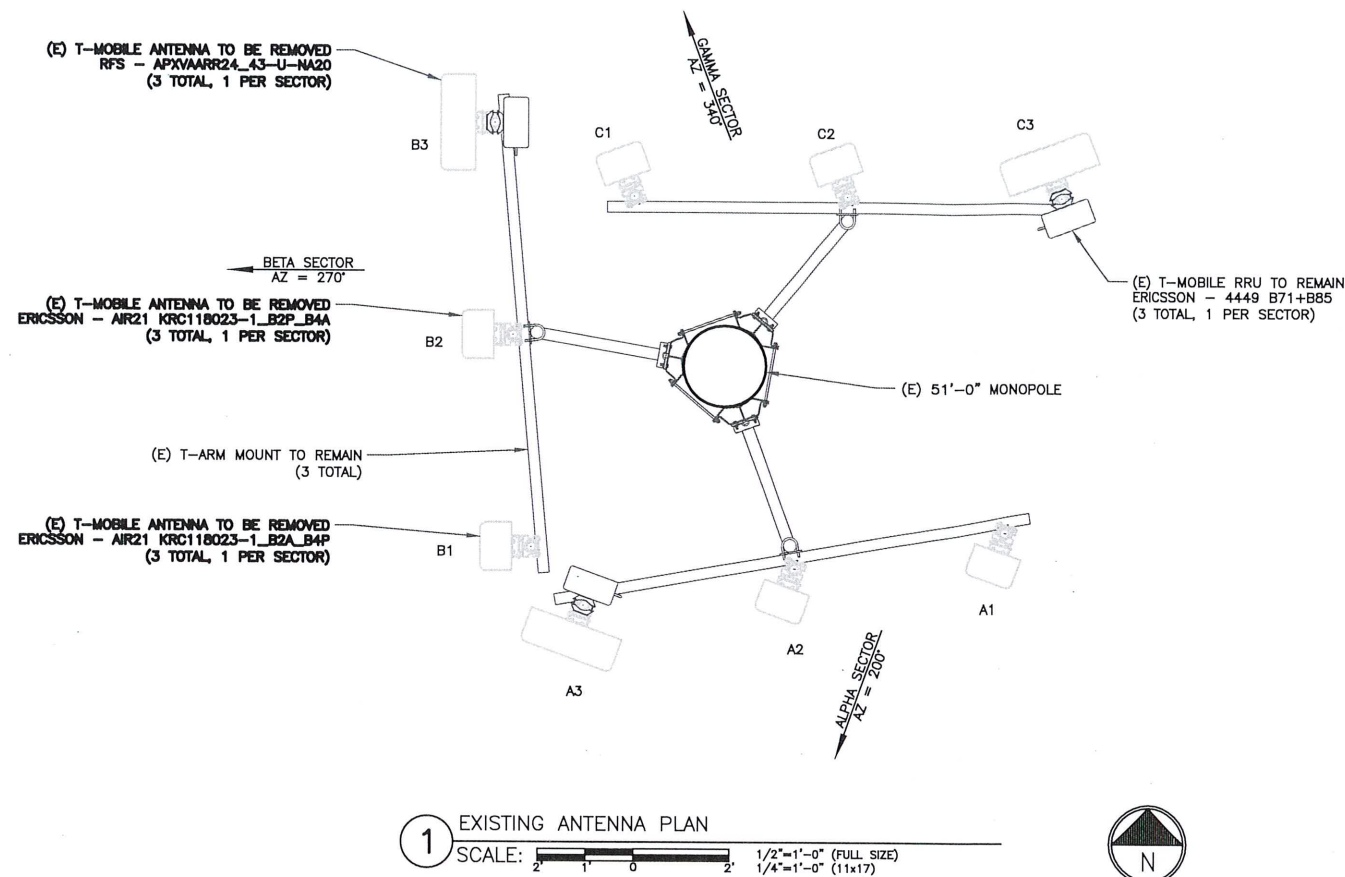
SCALE: 1/8"=1'-0" (FULL SIZE)  
1/16"=1'-0" (11x17)



2 NEW NORTH ELEVATION

SCALE: 1/8"=1'-0" (FULL SIZE)  
1/16"=1'-0" (11x17)





**"LOOK UP" - CROWN CASTLE USA INC. SAFETY CLIMB REQUIREMENT:**

THE INTEGRITY OF THE SAFETY CLIMB AND ALL COMPONENTS OF THE CLIMBING FACILITY SHALL BE CONSIDERED DURING ALL STAGES OF DESIGN, INSTALLATION, AND INSPECTION. TOWER MODIFICATION, MOUNT REINFORCEMENTS, AND/OR EQUIPMENT INSTALLATIONS SHALL NOT COMPROMISE THE INTEGRITY OR FUNCTIONAL USE OF THE SAFETY CLIMB OR ANY COMPONENTS OF THE CLIMBING FACILITY ON THE STRUCTURE. THIS SHALL INCLUDE, BUT NOT BE LIMITED TO: PINCHING OF THE WIRE ROPE, BENDING OF THE WIRE ROPE FROM ITS SUPPORTS, DIRECT CONTACT OR CLOSE PROXIMITY TO THE WIRE ROPE WHICH MAY CAUSE FRICTIONAL WEAR, IMPACT TO THE ANCHORAGE POINTS IN ANY WAY, OR TO IMPEDE/BLOCK ITS INTENDED USE. ANY COMPROMISED SAFETY CLIMB, INCLUDING EXISTING CONDITIONS MUST BE TAGGED OUT AND REPORTED TO YOUR CROWN CASTLE USA INC. POC OR CALL THE NOC TO GENERATE A SAFETY CLIMB MAINTENANCE AND CONTRACTOR NOTICE TICKET.

- NOTES:**
1. REFERENCE C-4 FOR FINAL EQUIPMENT SCHEDULE.
  2. REFERENCE C-5 FOR NEW EQUIPMENT SPECIFICATIONS.
  3. CONTRACTOR TO VERIFY ALL ANTENNA TIP HEIGHTS DO NOT EXCEED BEACON BASE HEIGHT.

- MOUNT ANALYSIS NOTES:**
1. THE DESIGN DEPICTED IN THESE DRAWINGS IS VALID WHEN ACCOMPANIED BY A CORRESPONDING PASSING MOUNT ANALYSIS.
  2. CONSTRUCTION MANAGER / GENERAL CONTRACTOR SHALL REVIEW THE MOUNT ANALYSIS FOR ANY CONDITIONS PRIOR TO INSTALLATION.
  3. ANY REQUIRED MOUNT MODIFICATION DESIGN OR MOUNT REPLACEMENT SHALL BE APPROVED BY EOR.

**T-Mobile**

12920 SE 38TH STREET  
BELLEVUE, WA 98006

**CROWN CASTLE**

200 SPECTRUM CENTER DRIVE,  
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T-MOBILE SITE NUMBER:  
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BU #: 814771  
FORT BRAGG (REVISED)

22501 BALD HILL RD.  
FT. BRAGG, CA 95437

EXISTING 51'-0" MONOPOLE

**ISSUED FOR:**

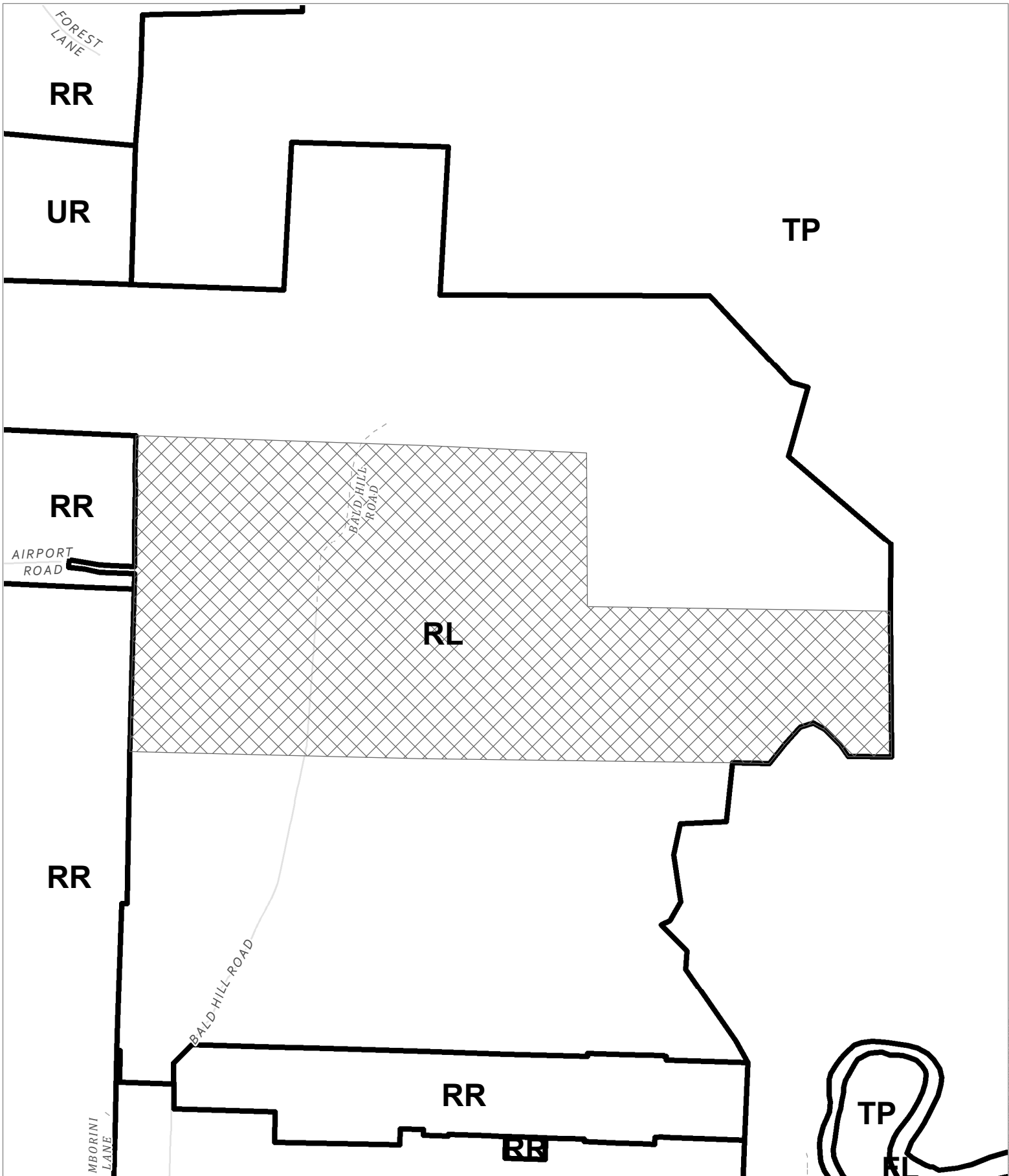
REV	DATE	DRWN	DESCRIPTION	DES. QA
0	10/06/22	DRD	FOR CONSTRUCTION	MCK
1	11/01/22	DRD	REVISED PER CLIENT	MCK



NOV 07 2022

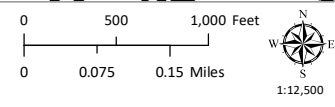
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SHEET NUMBER: **C-3** REVISION: **1**



**CASE: AP 2022-0049**  
**OWNER: MCQUIRE, James**  
**APN: 069-270-14**  
**APLCT: T-Mobile West LLC**  
**AGENT: Crown Castle c/o Rajul Patel**  
**ADDRESS: 22501 Bald Hill Rd., Fort Bragg**

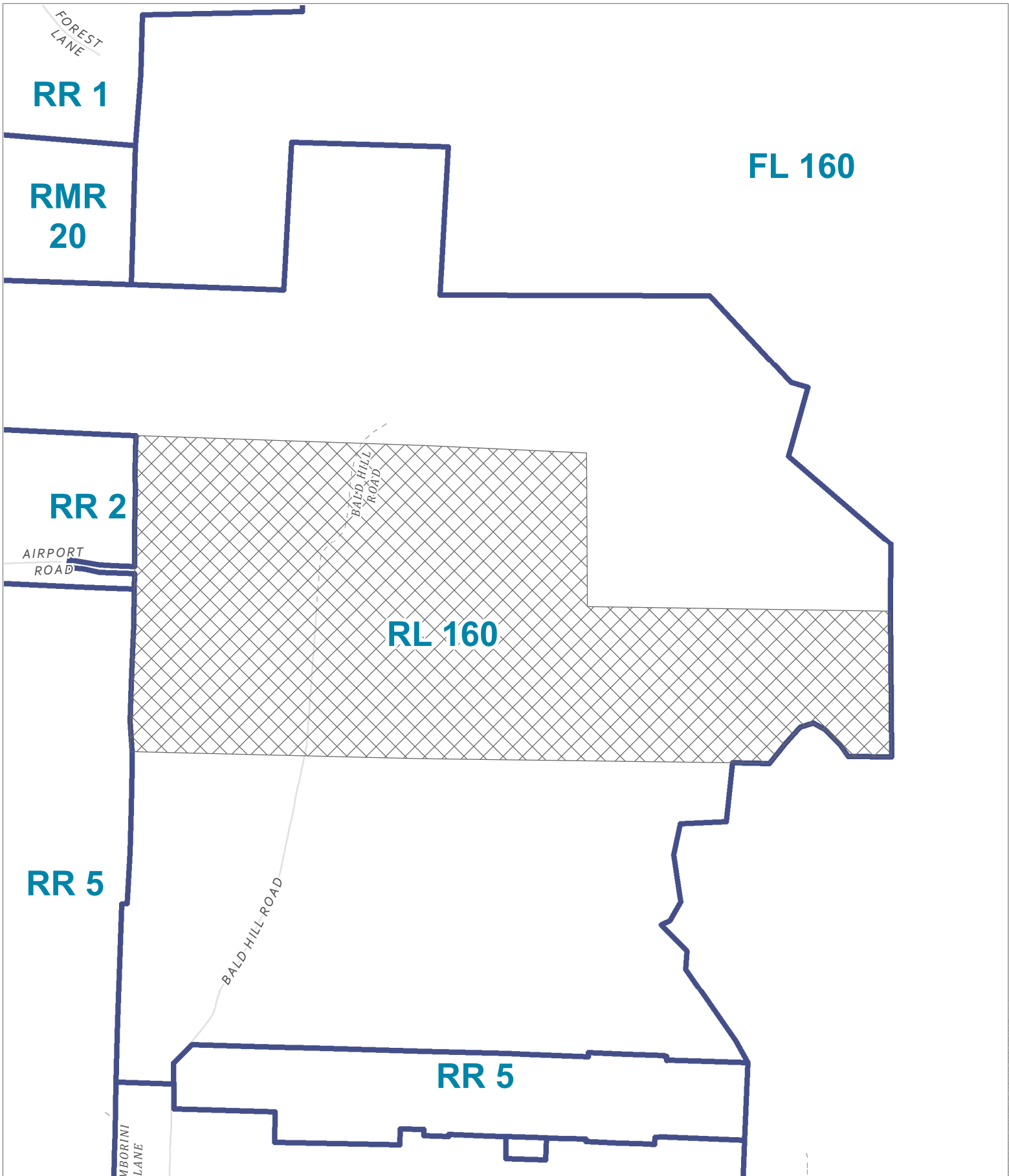
 Zoning Districts  
 Public Roads





**ZONING**

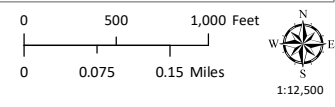
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**DO NOT USE THIS MAP TO DETERMINE LEGAL PROPERTY BOUNDARIES**

FRENCH CANYON COUNTY PLANNING DEPARTMENT - 11/17/2022



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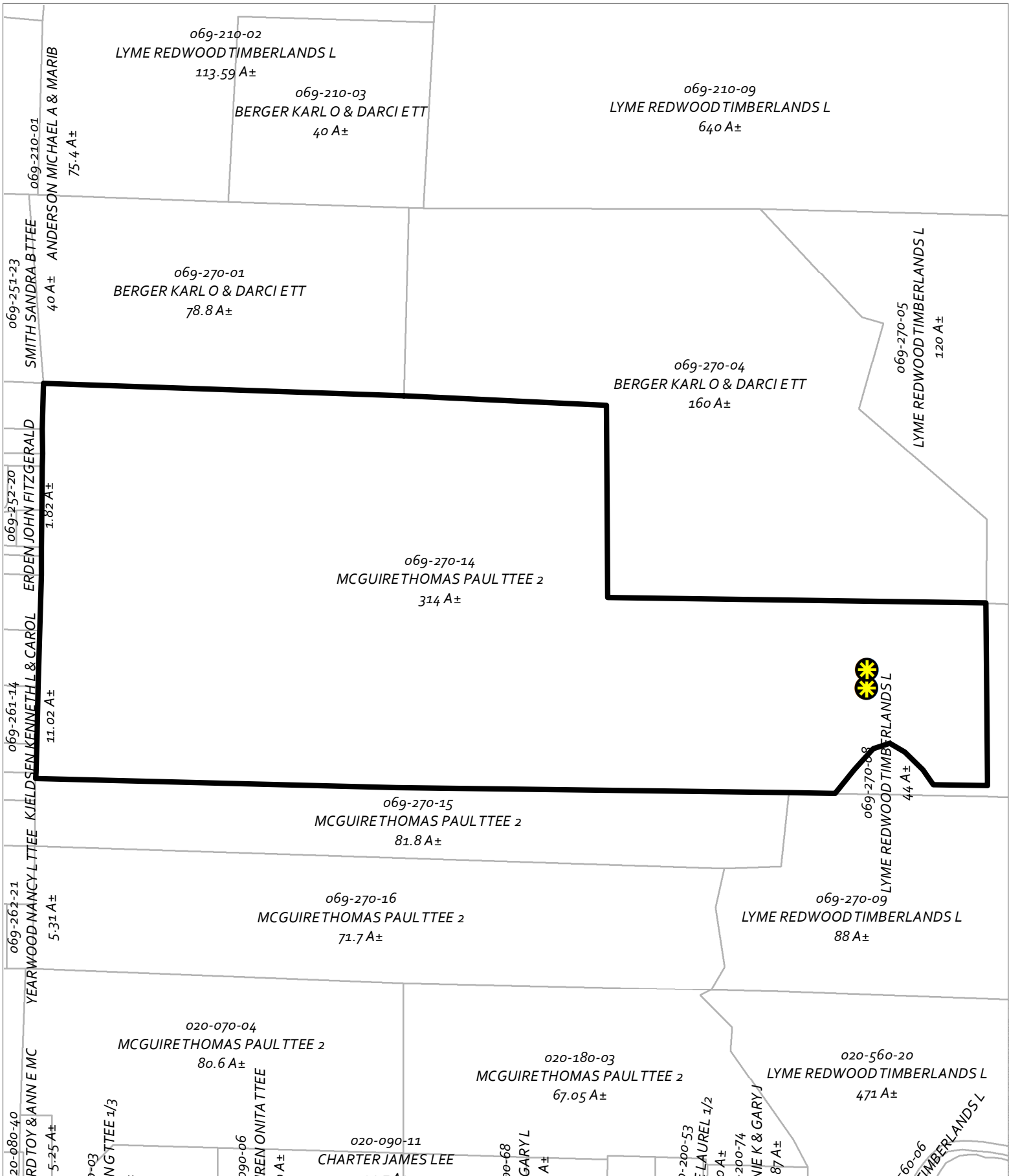
 General Plan Classes  
 Public Roads




**GENERAL PLAN**

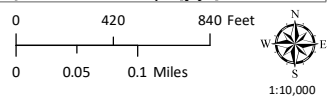
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MENDOCINO COUNTY PLANNING DEPARTMENT - 11/07/2023



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 Approved Wireless Sites

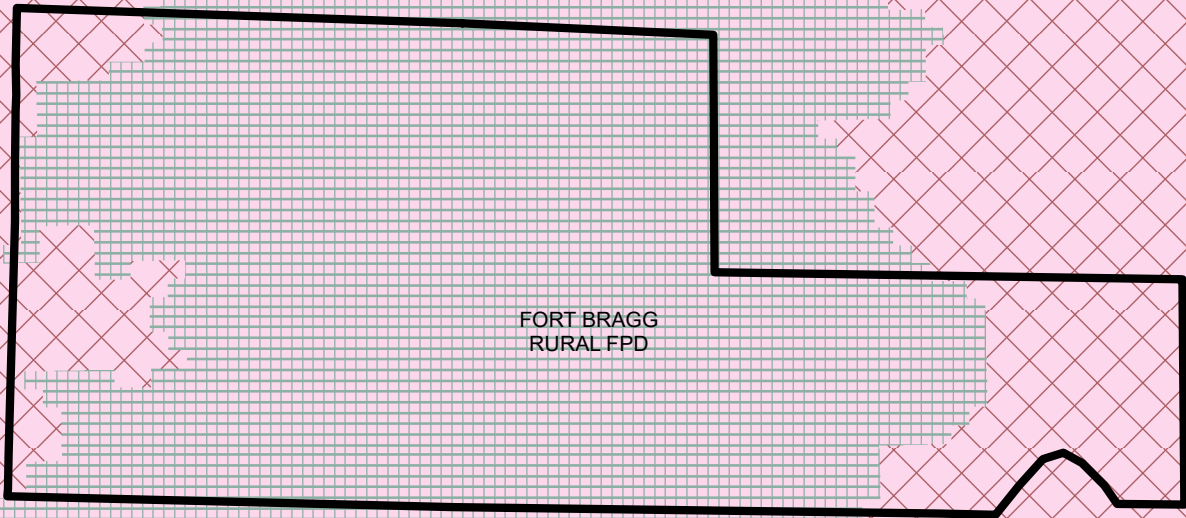


ADJACENT PARCELS

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VENTURA COUNTY PLANNING DEPARTMENT - 11/07/2023



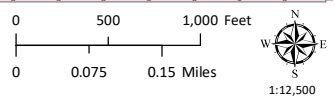


FORT BRAGG  
RURAL FPD

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✕✕ High Fire Hazard  
 ■■■ Moderate Fire Hazard

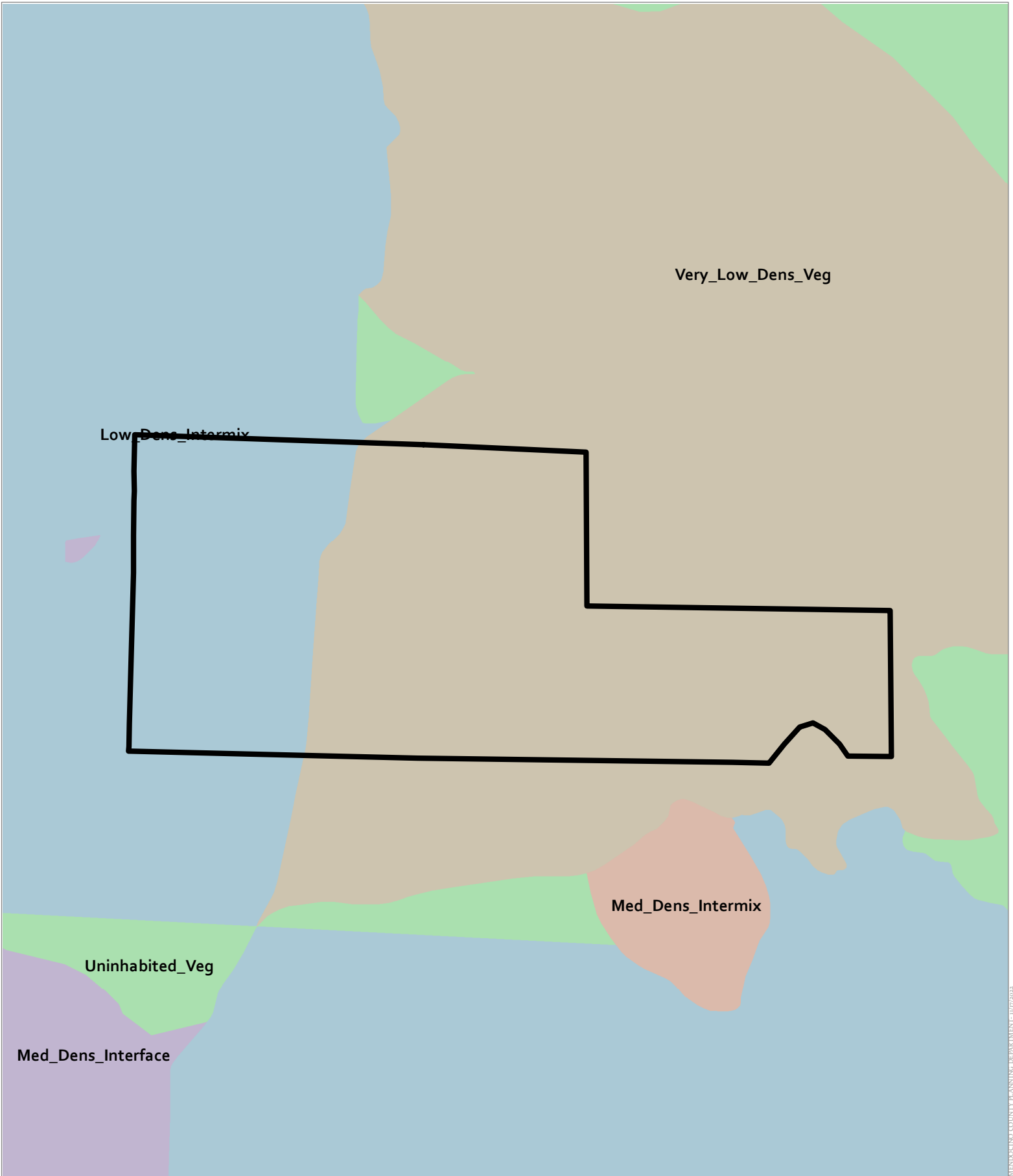
 County Fire Districts



**FIRE HAZARD ZONES & RESPONSIBILITY AREAS**  
 STATE RESPONSIBILITY AREA

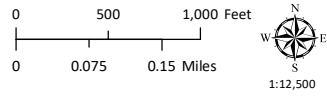
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HERNANDO COUNTY PLANNING DEPARTMENT 11/07/2022



MENDOCINO COUNTY PLANNING DEPARTMENT 11/17/2023

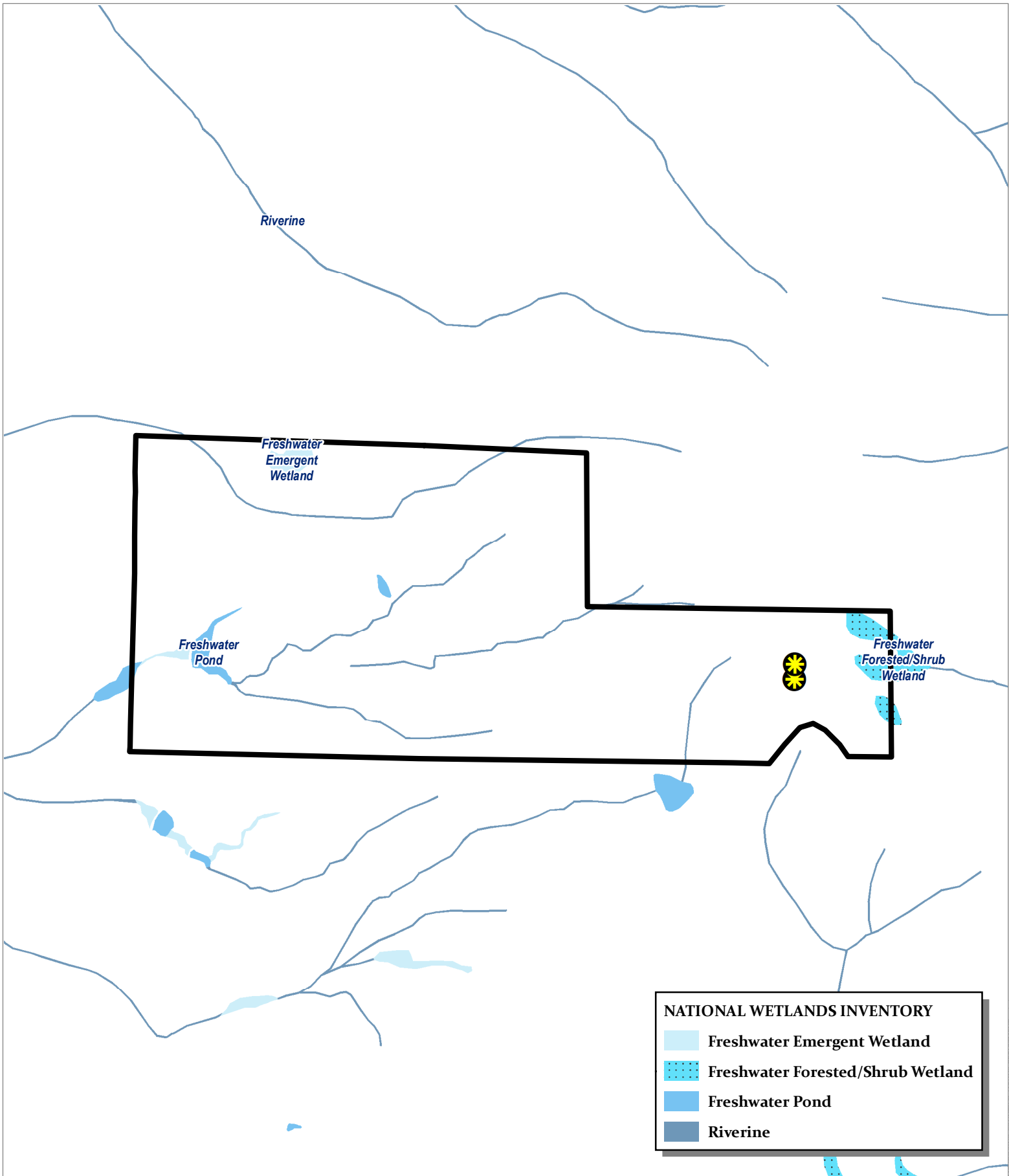
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**WILDLAND-URBAN INTERFACE**

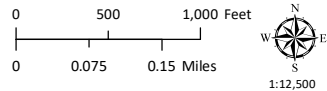
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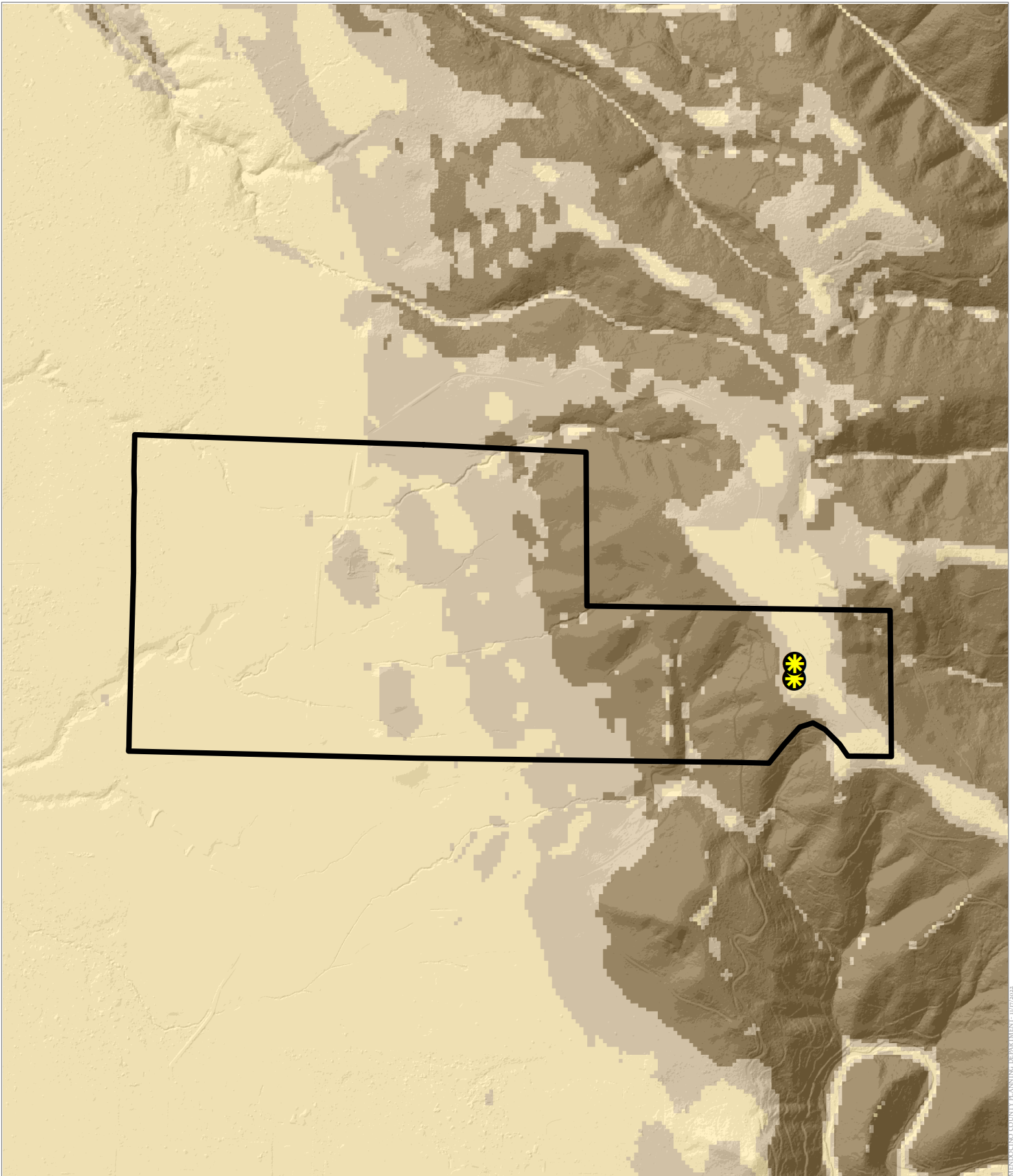
 Approved Wireless Sites



**WETLANDS**





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MENDOCINO COUNTY PLANNING DEPARTMENT - 11/07/2022



MENDOCINO COUNTY PLANNING DEPARTMENT - 11/07/2023

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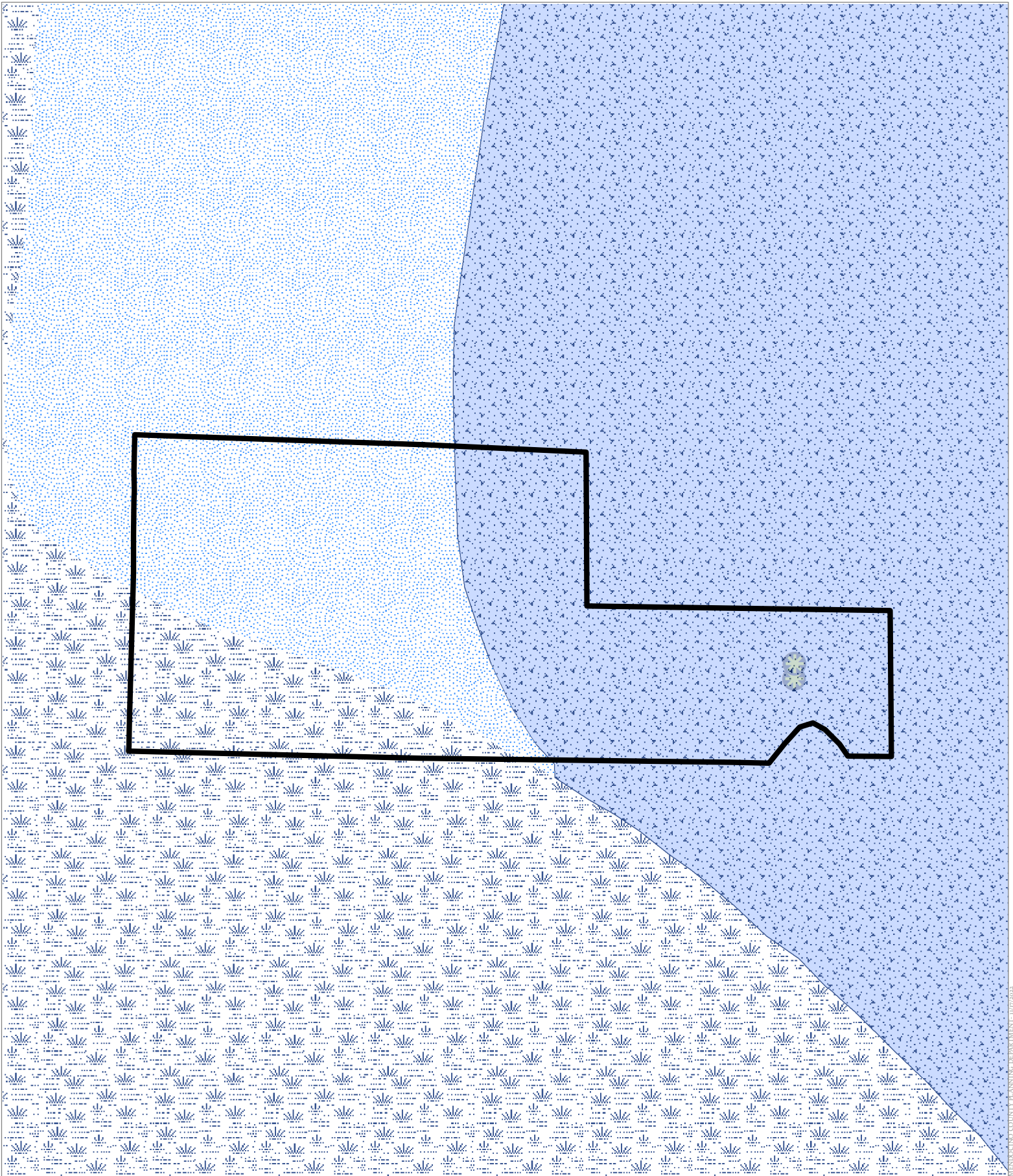
	Approved Wireless Sites		15° - 32°
	0° - 14°		33° - 72°

0	500	1,000 Feet	
0	0.075	0.15 Miles	

1:12,500

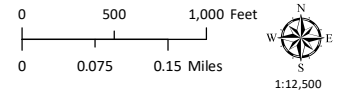
**ESTIMATED SLOPE**

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 Critical Water Resources Bedrock

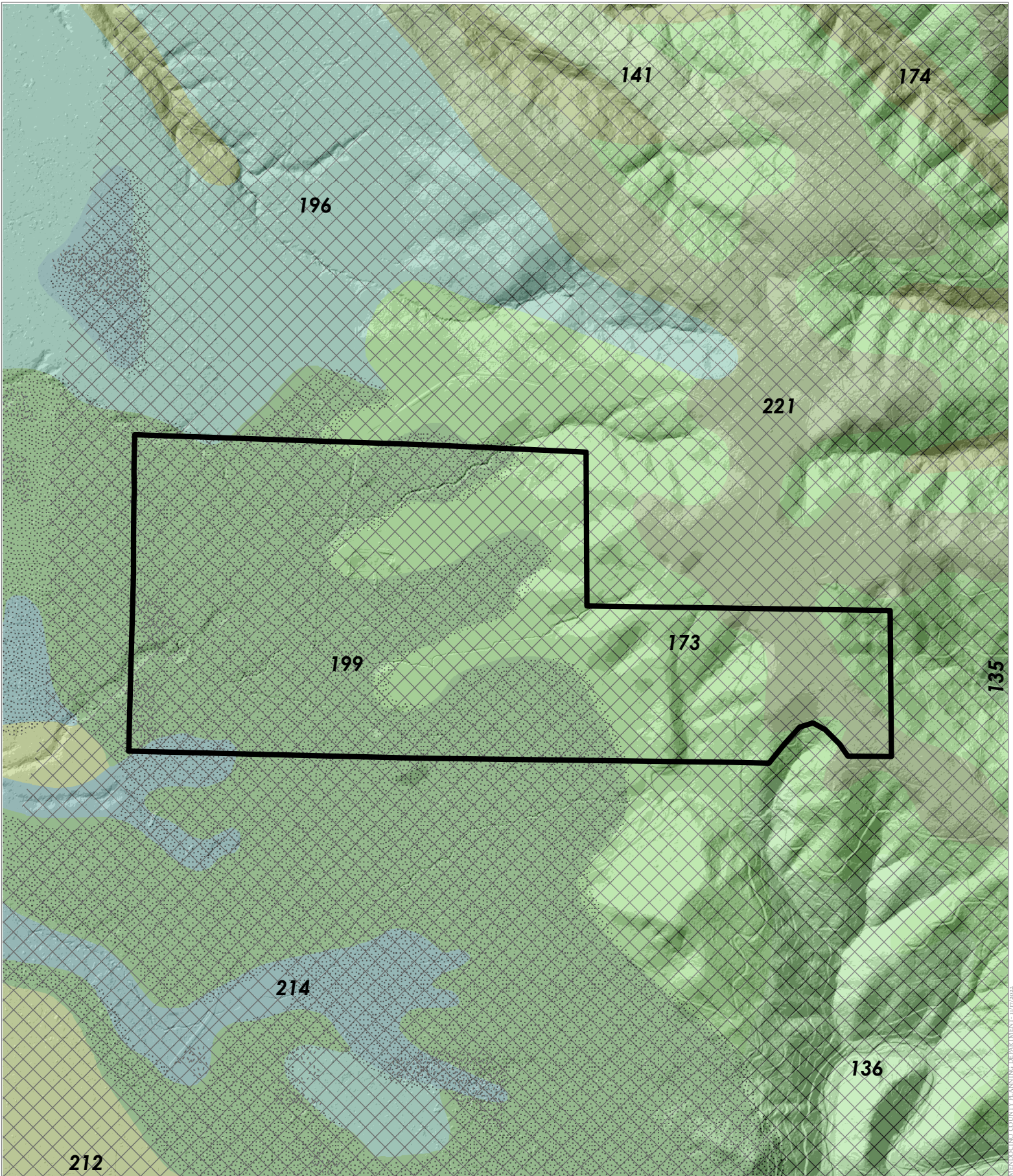


## COASTAL GROUND WATER RESOURCES



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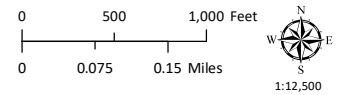
PRODUCED BY PLANNING DEPARTMENT 11/07/2023





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-  Shinglemill-Gibney Complex
-  Bishop Pine

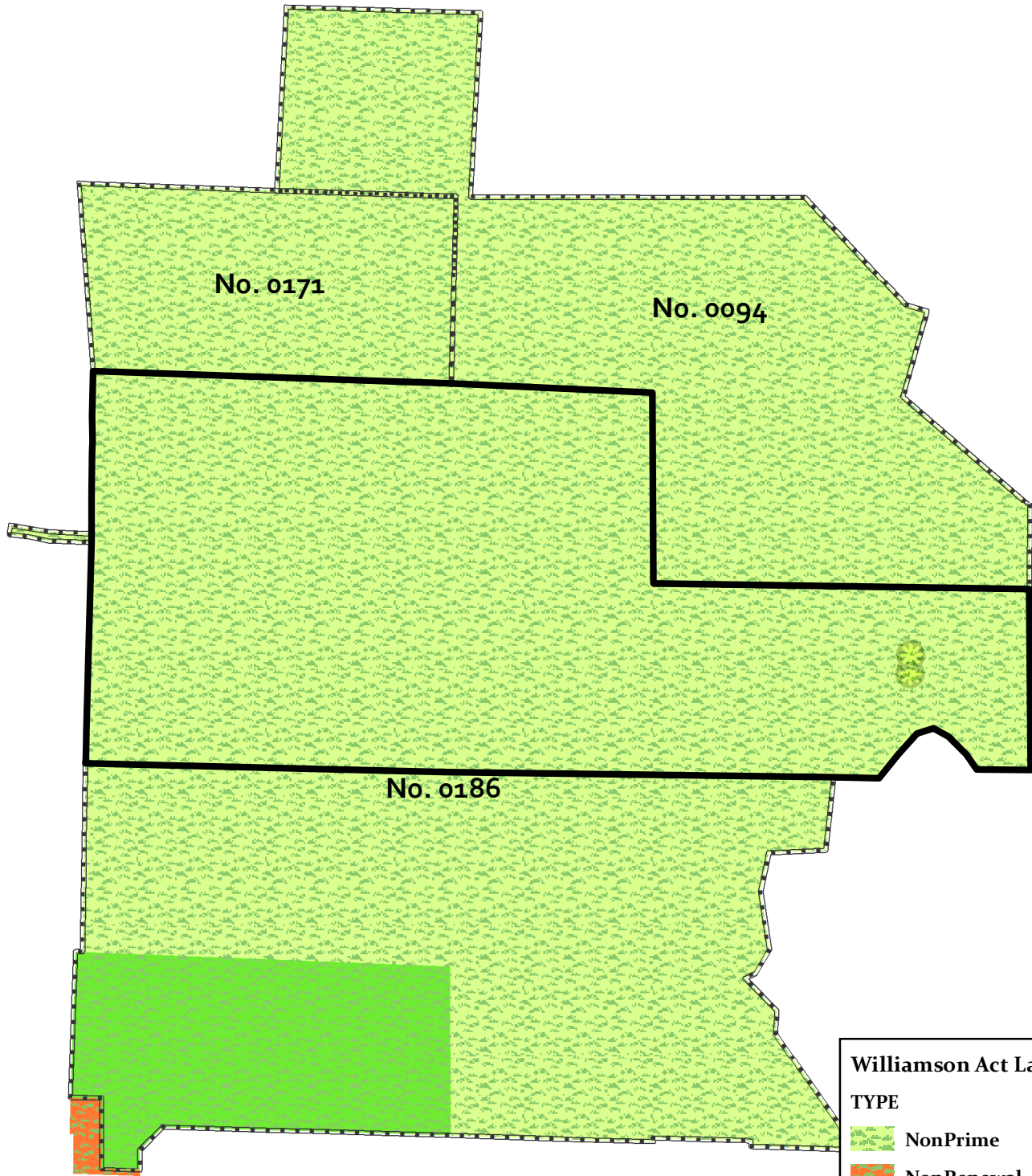


**WESTERN SOIL CLASSIFICATIONS**

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CALIFORNIA COUNTY PLANNING DEPARTMENT 11/07/2023






**Williamson Act Lands 051421**

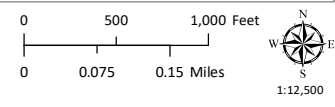
**TYPE**

-  NonPrime
-  NonRenewal
-  Prime

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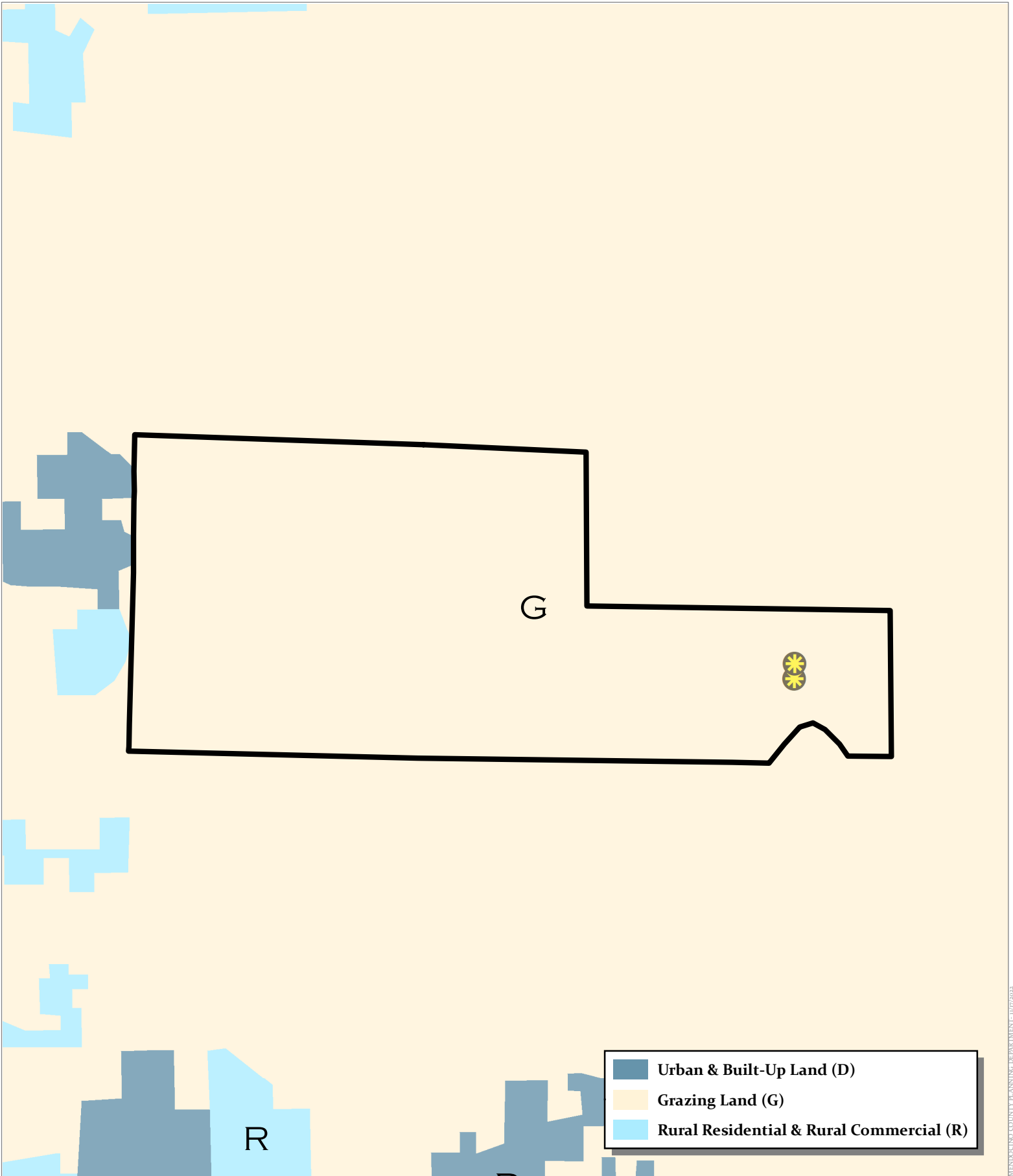
 Contract Boundaries

 Approved Wireless Sites



**WILLIAMSON ACT LANDS**

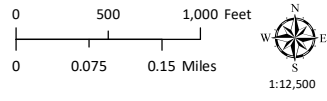
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MENDOCINO COUNTY PLANNING DEPARTMENT - 11/07/2023

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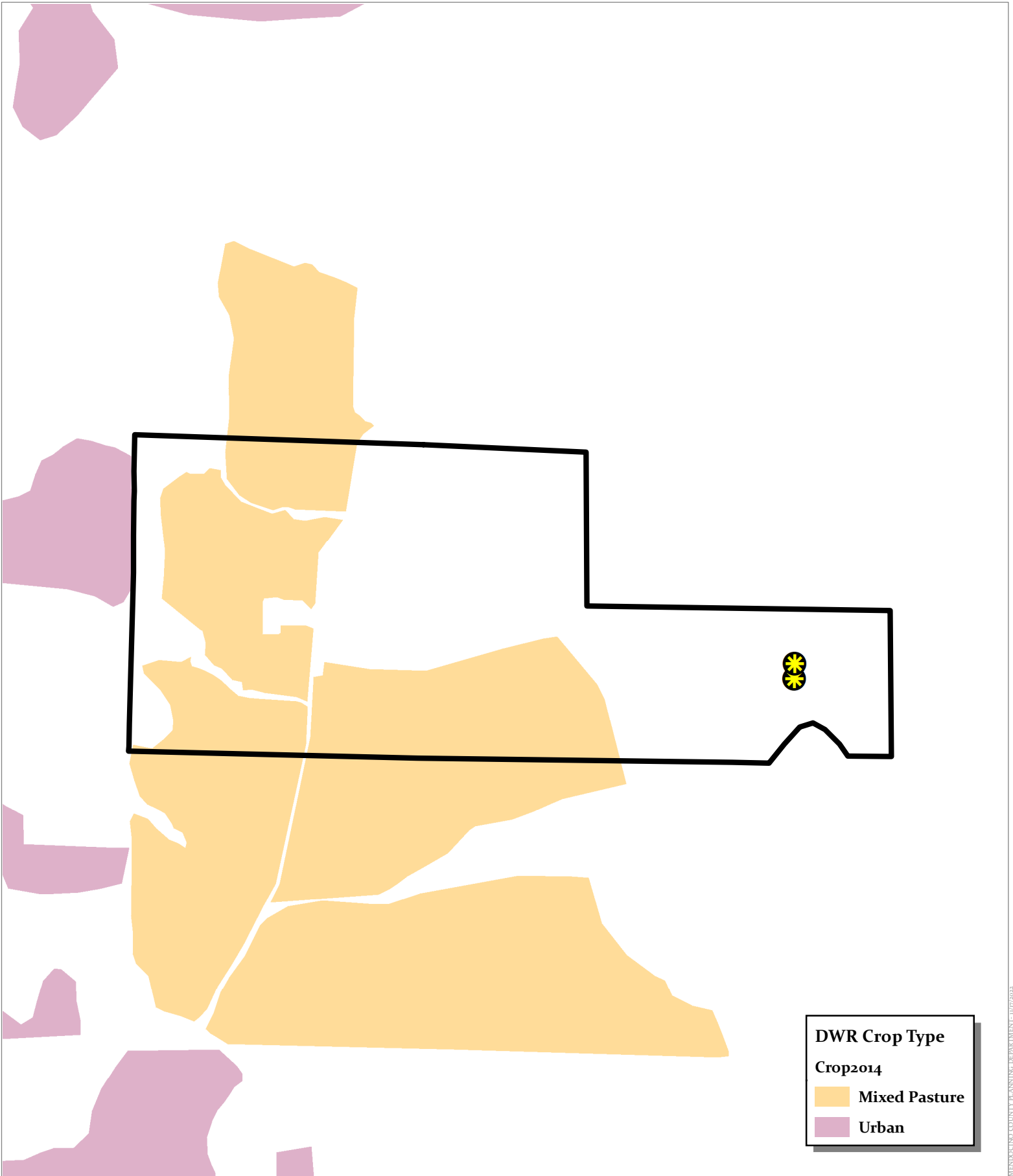
 Approved Wireless Sites



**IMPORTANT FARMLANDS**

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MENDOCINO COUNTY PLANNING DEPARTMENT - 11/07/2023

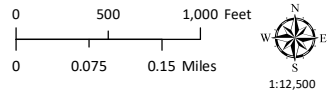
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 Approved Wireless Sites

**DWR Crop Type**  
Crop2014

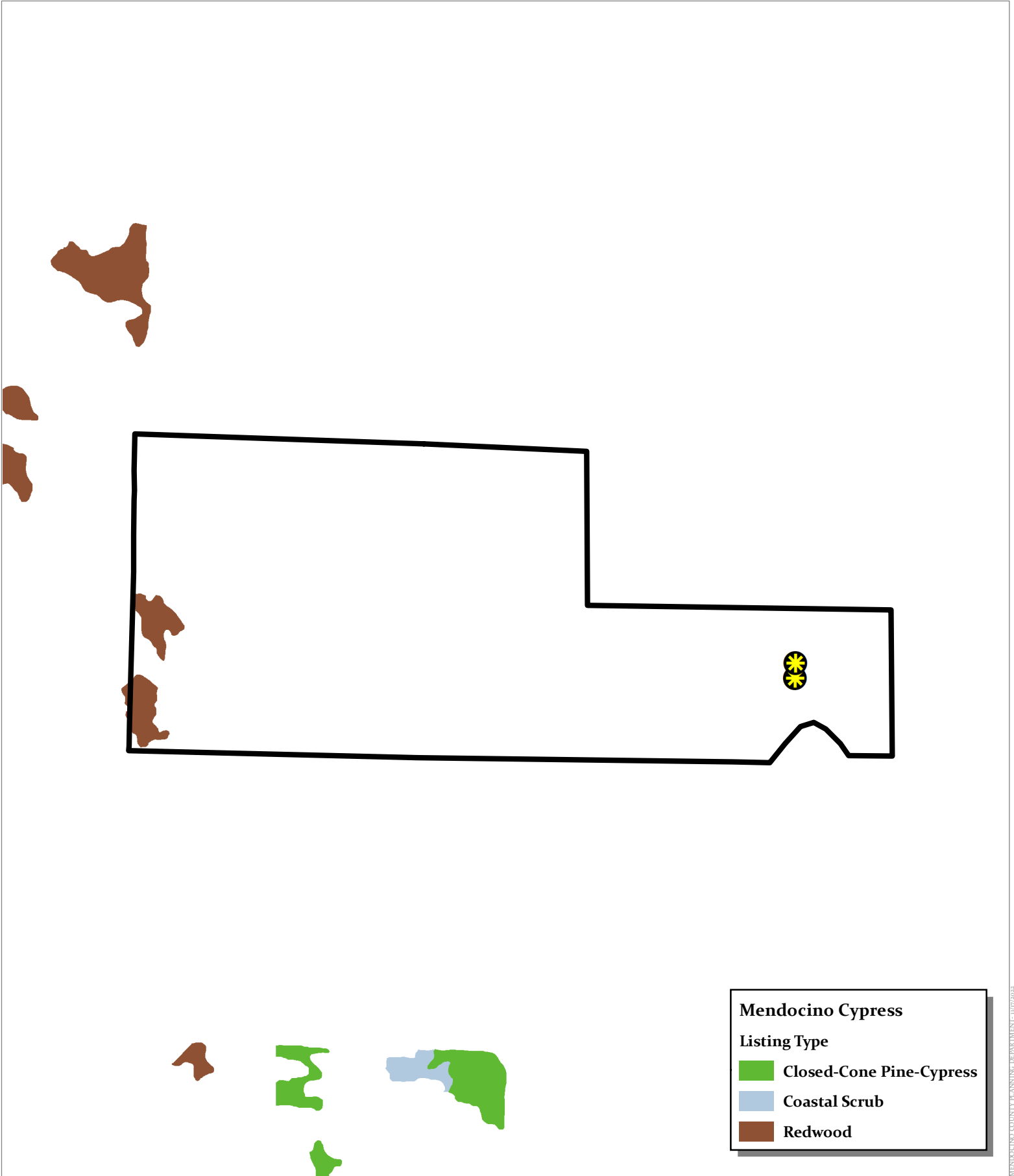
Mixed Pasture

Urban



**DWR CROP TYPE**

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MENDOCINO COUNTY PLANNING DEPARTMENT - 11/07/2023

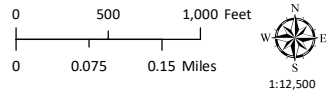
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**ADDRESS: 22501 Bald Hill Rd., Fort Bragg**

 Approved Wireless Sites

**Mendocino Cypress**

**Listing Type**

- Closed-Cone Pine-Cypress
- Coastal Scrub
- Redwood



**MENDOCINO CYPRESS**

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**DEPARTMENT OF FORESTRY AND FIRE PROTECTION**

P.O. Box 944246  
SACRAMENTO, CA 94244-2460  
(916) 653-7772  
Website: [www.fire.ca.gov](http://www.fire.ca.gov)



October 7, 2020

Mendocino Planning and Building  
860 N. Bush St.  
Ukiah, Ca 95482

Mendocino Planning and Building,

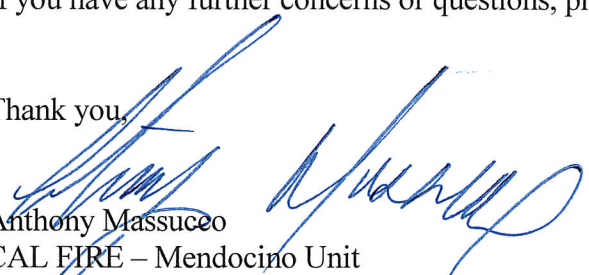
In the interest of streamlining the Fire Safe process and reducing workload placed on both parties, CAL FIRE would like to state the following:

The installation of generators, used for cell tower back-up power, is a project that is not required to meet State Fire Safe Regulations (PRC 4290) and therefore does not require any Conditions of Approval to be granted from this office.

If there are any new/additions to buildings over 200 sqft, changes to driveway or roadway access, a State Fire Safe Regulations Application will need to be completed and all conditions of approval met.

If you have any further concerns or questions, please contact (707) 459-7424.

Thank you,

  
Anthony Massuceo  
CAL FIRE – Mendocino Unit  
Fire Captain / Pre-Fire Engineer