



DIRECTOR'S HEARING REPORT OF ACTIONS SEPTEMBER 26, 2016

1.0 CONSENT CALENDAR:

1.1 NONE

2.0 HEARINGS - CONTINUED ITEMS 1:30 p.m. or as soon as possible thereafter:

- 2.1 **PLOT PLAN NO. 25779** – Intent to Adopt a Mitigated Negative Declaration – Applicant/Engineer Representative: SAC Wireless – Owner: Wildrose Ridge, Roland Clark – First Supervisorial District – Glen Ivy Zoning Area – Temescal Canyon Area Plan: Community Development: Business Park (CD:BP) (0.25–0.60 FAR), Community Development: Light Industrial (CD:LI) (0.25–0.60 FAR), and Open Space: Mineral Resources (OS-MIN) – Location: Southeasterly of Stellar Court, northwesterly of Dawson Canyon and easterly of Interstate 15 and Knabe Road – Zoning: Wildrose Specific Plan, Planning Area III-4 (SP176 PAIII-4) – **REQUEST:** Propose to permit a wireless telecommunication facility that will be disguised as a pine tree consisting of a 60 foot tall monopole, twelve (12) panel antennas, one (1) microwave dish, two (2) fiber demarcation boxes, twelve (12) RRUs, two (2) equipment cabinets, one (1) DC generator, and two (2) GPS antennas within an enclosed 576 sq. ft. lease area. Continued from August 22, 2016. Project Planner: Tim Wheeler at (951) 955-6060 or email at twheeler@rctlma.org.
- Staff Report Recommendation:
ADOPTION OF A MITIGATED NEGATIVE DECLARATION; and, APPROVAL OF THE PLOT PLAN.
- Staff's Recommendation:
ADOPTION OF A MITIGATED NEGATIVE DECLARATION; and, APPROVAL OF THE PLOT PLAN.
- Planning Director's Action:
ADOPTED A MITIGATED NEGATIVE DECLARATION; and, APPROVED THE PLOT PLAN.
- 2.2 **PLOT PLAN NO. 25922** – CEQA Exempt per Section 15301 and 15303 – Applicant: Timothy & Elizabeth McVicker – Engineer/Representative: Southland Engineering – First Supervisorial District – Rancho California Zoning Area – Southwest Area Plan – Rural: Rural Mountain (R:RM) (10 Acre Minimum) – Location: Northerly of Via Abril, westerly of Tenaja Rd., and southerly and easterly of Calle Cielo – 6.20 Gross Acres – Zoning: Residential Agricultural – 5 Acre Minimum (R-A-5) **REQUEST:** Propose to establish a Class II Kennel to house and care for the property owners' own personal dogs. There are currently 18 dogs at this location. A Class II Kennel allows between 11 to 25 dogs. The project includes a proposed 480 sq. ft. accessory structure for kennel use; an existing
- Staff Report Recommendation:
FIND THE PLOT PLAN EXEMPT FROM CEQA EXEMPT; and, APPROVAL OF THE PLOT PLAN.
- Staff's Recommendation:
FIND THE PLOT PLAN EXEMPT FROM CEQA EXEMPT; and, APPROVAL OF THE PLOT PLAN.
- Planning Director's Action:
FOUND THE PLOT PLAN EXEMPT FROM CEQA EXEMPT; and, APPROVED THE PLOT PLAN with modifications and additions to the Conditions of Approval.

80 sq. ft. accessory structure for kennel use; an existing dog playground area which is enclosed by an existing 6-foot-high chain-link fence; an existing patio cover (attached to the existing dwelling); and food and water troughs under the patio cover. The proposed Class II Kennel will not be open to the public. Continued from August 29, 2016. Project Planner: Tim Wheeler at (951) 955-6060 or email twheeler@rctma.org.

3.0 HEARINGS - NEW ITEMS 1:30 p.m. or as soon as possible thereafter:

3.1 PLOT PLAN NO. 25796 – Intent to Adopt a Mitigated Negative Declaration – Applicant: Verizon Wireless – Engineer Representative: SAC Wireless – Owner: Garner Valley Property Owners Association – Third Supervisorial District – Garner Valley Zoning District – REMAP Area Plan – Land Use Designation: Open Space: Conservation (OS:C) – Location: Southerly of Pathfinder Road, northerly of San Vito Circle, and easterly of Devil’s Ladder Road – Zoning: Open Area Combining Zone – Residential Developments (R-5) – **REQUEST:** Permit the construction of a wireless facility disguised as a pine tree that will include eight (8) panel antennas, eight (8) Radio Repeating Units, one (1) microwave dish, and two (2) surge protectors attached to a 50 foot tall monopole. The proposed project also includes two (2) equipment cabinets, one (1) backup generator, and two (2) Global Positioning System antennas within an enclosed 675 sq. ft. lease area. Project Planner: Tim Wheeler at (951) 955-6060 or email twheeler@rctma.org.

Staff Report Recommendation:
ADOPTION OF A MITIGATED NEGATIVE DECLARATION; and APPROVAL OF THE PLOT PLAN.

Staff’s Recommendation:
ADOPTION OF A MITIGATED NEGATIVE DECLARATION; and APPROVAL OF THE PLOT PLAN.

Planning Director’s Action:
ADOPTED A MITIGATED NEGATIVE DECLARATION; and APPROVED THE PLOT PLAN.

3.2 PLOT PLAN NO. 25878 – Intent to Adopt a Mitigated Negative Declaration – Applicant: Verizon Wireless – Engineer Representative: SAC Wireless – First Supervisorial District – Lake Matthews Zoning District – Lake Matthews/Woodcrest Area Plan: Rural Community: Low Density Residential (RC:LDR) (0.5 Acre Minimum) – Location: Southerly of Blackburn Road, westerly of Vista del Lago Road, northerly of El Sobrante Road, and easterly of McAllister Street – Zoning: Light Agriculture – 10 Acre Minimum (A-1-10) – **REQUEST:** Proposes to permit the construction of a wireless facility disguised as a palm tree that will include twelve (12) panel antennas, twelve (12) Radio Repeating Units, two (2)

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Staff’s Recommendation:
ADOPTION OF A MITIGATED NEGATIVE DECLARATION; and APPROVAL OF THE PLOT PLAN.

Planning Director’s Action:
CONTINUED TO OCTOBER 24, 2016.

surge protector boxes, and one (1) parabolic antenna mounted on a 60 foot tall monopole with two (2) equipment cabinets, one (1) Global Positioning System antennas and one (1) standby generator within an enclosed 418 sq. ft. lease area. Project Planner: Tim Wheeler at (951) 955-6060 or email twheeler@rctlma.org.

3.3 **PLOT PLAN NO. 25700** – Intent to Adopt a Negative Declaration – Applicant: Verizon Wireless – Engineer/Representative: Monica Esparza, Core Development Services – Owner: Alicia Gonzalez – Fourth Supervisorial District – Lower Coachella Valley Zoning District – Eastern Coachella Valley Area Plan – General Plan: Agriculture: Agriculture (AG: AG) (10 acre minimum) – Location: Southerly of 68th Street, westerly of Hayes Street, northerly of Highway 111, and easterly of Colfax Street – 15.96 Gross Acres – Zoning: Heavy Agriculture, 20 acre minimum lot size (A-2-20) – **REQUEST:** The Plot Plan proposes to construct an unmanned wireless telecommunication facility consisting of a 69-foot tower disguised as a palm tree with twelve (12) panel antennas, twelve (12) Radio Repeating Units, and one (1) parabolic antenna within a 900 sq. ft. lease area. The plot plan also proposes to install an approximate 195 sq. ft. equipment shelter within the same lease area. Project Planner: Tim Wheeler at (951) 955-6060 or email twheeler@rctlma.org.

Staff Report Recommendation:
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Staff's Recommendation:
ADOPTION OF A MITIGATED NEGATIVE DECLARATION; and APPROVAL OF THE PLOT PLAN.

Planning Director's Action:
ADOPTED A MITIGATED NEGATIVE DECLARATION; and APPROVED THE PLOT PLAN.

4.0 SCOPING SESSION:

4.1 **NONE**

5.0 PUBLIC COMMENTS:

NONE