

Case File Number: PLN14055

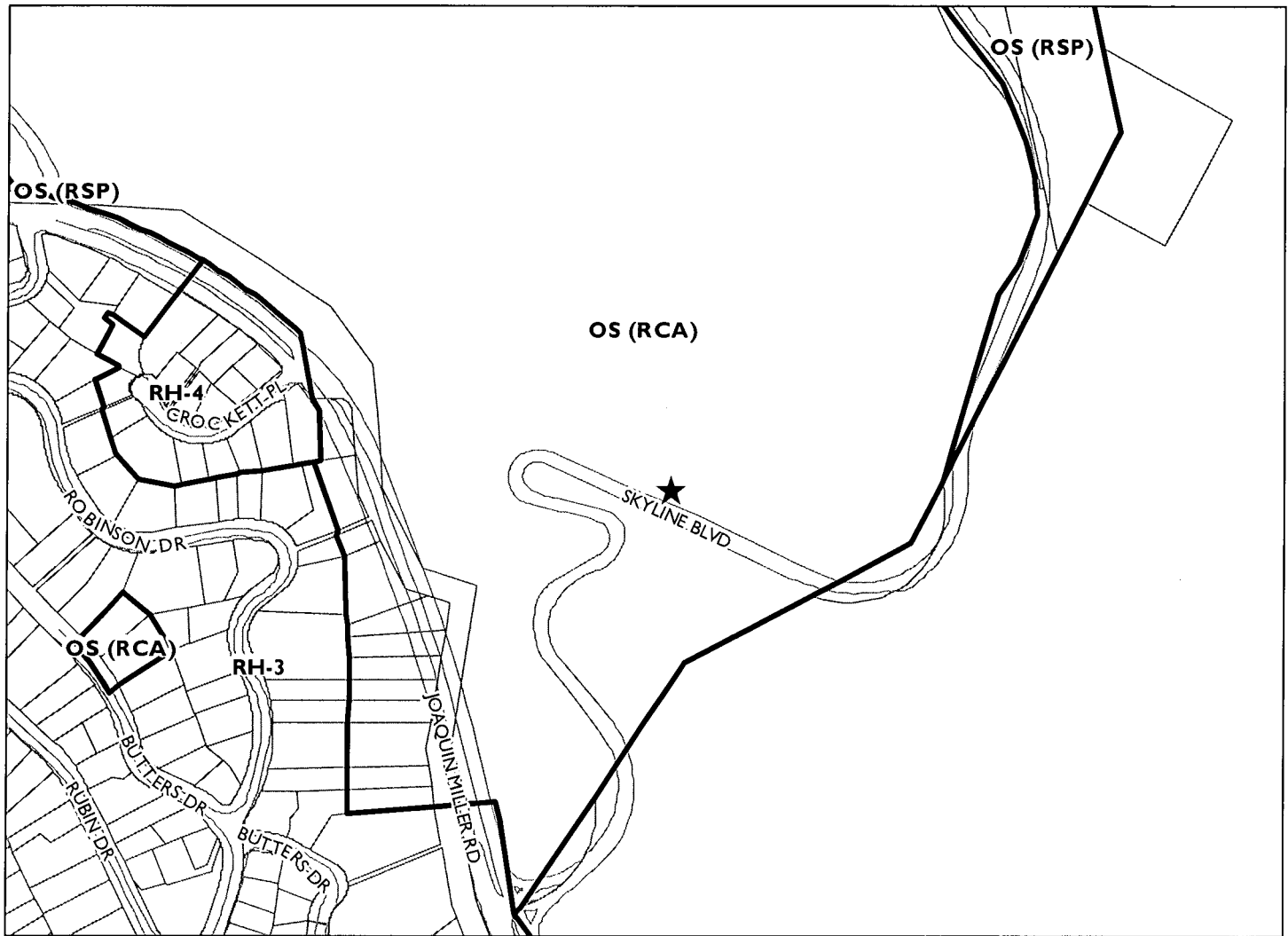
June 3, 2015

<b>Location:</b>	<b>0 Skyline Blvd. (adjacent to the Sequoia Bay view Trail head of Joaquin Miller Park) (See map on reverse)</b>
<b>Assessors Parcel Numbers:</b>	<b>(029 -1200-007-03) nearest lot adjacent to the project site.</b>
<b>Proposal:</b>	Installation of a new wireless Telecommunications Facility (AT&T wireless) on a new 45' foot tall wood pole located in the public right-of-way. Install two panel antennas (two-feet long and ten inches wide) mounted at 42' pole height; an associated equipment box, one battery backup and meter boxes within a 6' tall by 18" wide singular equipment box attached to the pole at 10' above the ground.
<b>Applicant:</b>	New Cingular Wireless PCS, LLC. For AT&T Mobility
<b>Contact Person/ Phone Number:</b>	Matthew Yergovich (415)596-3474
<b>Owner:</b>	City of Oakland
<b>Case File Number:</b>	<b>PLN14055</b>
<b>Planning Permits Required:</b>	Major Conditional Use Permit, Regular Design Review (non-residential) to install a wireless Monopole Telecommunications Facility (OMC Sec.17.128.100, 17.136.050 (B)(2);
<b>General Plan:</b>	Resource Conservation Area
<b>Zoning:</b>	OS (RCA) Open Space Zone – Resource Conservation Area
<b>Environmental Determination:</b>	Exempt, Section 15303 of the State CEQA Guidelines (small facilities or structures; installation of small new equipment and facilities in small structures), and that none of the exceptions to the exemption in CEQA Guidelines section 15300.2 are triggered by the proposal. Exempt, Section 15183 of the State CEQA Guidelines; projects consistent with a community plan, general plan or zoning.
<b>Historic Status:</b>	Not a Potential Designated Historic Property; Survey rating: N/A
<b>Service Delivery District:</b>	IV
<b>City Council District:</b>	4
<b>Date Filed:</b>	March 11 <sup>th</sup> , 2014
<b>Finality of Decision:</b>	Appealable to City Council within 10 Days
<b>For Further Information:</b>	Contact case planner Jose M. Herrera-Preza at (510) 238-3808 or <a href="mailto:jherrera@oaklandnet.com">jherrera@oaklandnet.com</a>

## SUMMARY

The proposal is to install a new wireless Monopole Telecommunications Facility on a new wood pole intended to resemble a PG&E utility pole in the public right-of-way along Skyline Blvd. New Cingular Wireless PCS for AT&T Mobility is proposing to install two panel antennas mounted onto the new wood pole at 42' above ground; and associated equipment box, one battery backup and meter boxes within a 6' tall by 18" wide singular equipment box attached to the pole at 7'-9' above the ground.

# CITY OF OAKLAND PLANNING COMMISSION



0 250 500 1,000 1,500 2,000 Feet



Case File: PLN14055

Applicant: Yergovich & Associates, LLC / Matthew Yergovich

Address: 0 Skyline Boulevard (adjacent to the Sequoia Bay View  
Trail Head of Joaquin Miller Park)

Zone: OS (RCA)

A Major Conditional Use Permit is required to install a new Monopole Telecommunications Facility located in an Open Space Zone. As detailed below, the project meets all of the required findings for approval. Therefore, staff recommends approval of the project subject to the attached conditions of approval.

## **PROJECT DESCRIPTION**

The applicant (New Cingular Wireless PCS, LLC. for AT&T Mobility ) is proposing to install a new wireless Monopole Telecommunications Facility on a new 45 foot tall wood pole designed to resemble a PG&E utility pole located in the public right-of-way along Skyline Blvd. near the Bay View Trail entrance into Joaquin Miller Park. The project consists of two panel antennas (two-feet long and 10-inches wide) mounted onto the pole at approximately 42' above the public right-of-way, an associated equipment box, one battery backup and meter boxes within a 6' tall by 18" wide single equipment box attached to the pole 7'-9' above the ground. No portion of the telecommunication facility will be located on the ground within City of Oakland public right-of-way. The proposed antennas and associated equipment will not be accessible to the public. (See Attachment A).

## **TELECOMMUNICATIONS BACKGROUND**

### **Limitations on Local Government Zoning Authority under the Telecommunications Act of 1996**

Section 704 of the Telecommunications Act of 1996 (TCA) provides federal standards for the siting of "Personal Wireless Services Facilities." "Personal Wireless Services" include all commercial mobile services (including personal communications services (PCS), cellular radio mobile services, and paging); unlicensed wireless services; and common carrier wireless exchange access services. Under Section 704, local zoning authority over personal wireless services is preserved such that the FCC is prevented from preempting local land use decisions; however, local government zoning decisions are still restricted by several provisions of federal law.

Under Section 253 of the TCA, no state or local regulation or other legal requirement can prohibit or have the effect of prohibiting the ability of any entity to provide any interstate or intrastate telecommunications service.

Further, Section 704 of the TCA imposes limitations on what local and state governments can do. Section 704 prohibits any state and local government action which unreasonably discriminates among personal wireless providers. Local governments must ensure that its wireless ordinance does not contain requirements in the form of regulatory terms or fees which may have the "effect" of prohibiting the placement, construction, or modification of personal wireless services.

Section 704 also preempts any local zoning regulation purporting to regulate the placement, construction and modification of personal wireless service facilities on the basis, either directly or indirectly, on the environmental effects of radio frequency emissions (RF) of such facilities, which otherwise comply with FCC standards in this regard. See, 47 U.S.C. 332(c)(7)(B)(iv) (1996). This means that local authorities may not regulate the siting or construction of personal wireless facilities based on RF standards that are more stringent than those promulgated by the FCC.

Section 704 mandates that local governments act upon personal wireless service facility siting applications to place, construct, or modify a facility within a reasonable time. 47 U.S.C.332(c)(7)(B)(ii). See FCC Shot Clock ruling setting forth "reasonable time" standards for applications deemed complete.

Section 704 also mandates that the FCC provide technical support to local governments in order to encourage them to make property, rights-of-way, and easements under their jurisdiction available for the placement of new spectrum-based telecommunications services. This proceeding is currently at the comment stage.

For more information on the FCC's jurisdiction in this area, contact Steve Markendorff, Chief of the Broadband Branch, Commercial Wireless Division, Wireless Telecommunications Bureau, at (202) 418-0640 or e-mail "smarkend@fcc.gov".

## **PROPERTY DESCRIPTION**

The project site is located in the City of Oakland public right-of-way along Skyline Blvd. within Joaquin Miller Park and the site of the Bay View Trail hiking entrance. The area of installation is a heavily wooded area filled with large old growth trees, natural vegetation, park furniture and street signs.

## **GENERAL PLAN ANALYSIS**

The subject property is located within the Resource Conservation Area land use classification of the General Plan's Land Use & Transportation Element (LUTE). The Resource Conservation Area is intended *"to identify, enhance and maintain publicly-owned lands for the purpose of conserving and appropriately managing undeveloped areas which have high natural resource value, scenic value, or natural hazards which preclude safe development"*. The proposed telecommunication facilities will be mounted on a new wood pole intended to resemble a PG&E utility pole within the City of Oakland public right-of-way. Visual impacts will be mitigated since the new pole would be sited in an area where various street signs exist, the new pole will replace a No Parking street sign and antennas are mounted 43 feet above the right-of-way screened by old growth trees and vegetation. Therefore, the proposed unmanned wireless telecommunication facility will not adversely affect or detract from the resource conservation characteristics of the park-like setting.

## **ZONING ANALYSIS**

The proposed project is located in the OS Open Space Zone. The intent of the OS Zone is: *"to create, preserve, and enhance land for permanent open space to meet the active and passive recreational needs of Oakland residents and to promote park uses which are compatible with surrounding land uses and the city's natural environment"*. The proposed telecommunication facility is located across the street from the Bay View Trail hiking entrance of Joaquin Miller Park surrounded by old growth trees. The project requires a Major Conditional Use Permit and Regular Design Review per section 17.128.100, which states that Telecommunications Facilities proposed in parks and other similar open space land shall be subject to the same regulations as set forth in the nearest residential zone, with special findings, in order to allow the installation of new telecommunication facilities on a new wood pole located in the public right-of-way in a Residential Zone. Special findings are required for Design Review approval to ensure that the facility is concealed to the extent possible.

## **ENVIRONMENTAL DETERMINATION**

The California Environmental Quality Act (CEQA) Guidelines lists the projects that qualify as categorical exemptions from environmental review. The proposed project is categorically exempt from the environmental review requirements pursuant to Section 15303, additions and alterations to existing facilities, and Section 15183, projects consistent with a General Plan or Zoning.

## **KEY ISSUES AND IMPACTS**



### **1. Regular Design Review**

Section 17.128.100, 17.136.040 and 17.128.070 of the City of Oakland Planning Code requires Regular Design Review for Monopole Telecommunication Facilities in the OS zone or that are located within one hundred (100) feet of the boundary of any residential zone. The required findings for Regular Design Review are listed and included in staff's evaluation as part of this report.

### **2. Project Site**

Section 17.128.110 of the City of Oakland Telecommunication Regulations indicate that new wireless facilities shall generally be located on designated properties or facilities in the following order of preference:

- A. Co-located on an existing structure or facility with existing wireless antennas.
- B. City-owned properties or other public or quasi-public facilities.
- C. Existing commercial or industrial structures in non-residential zones (excluding all HBX Zones and the D-CE-3 and D-CE-4 Zones).
- D. Existing commercial or industrial structures in residential zones, HBX Zones, or the D-CE-3 or D-CE-4 Zones.
- E. Other non-residential uses in residential zones, HBX Zones, or the D-CE-3 or D-CE-4 Zones.
- F. Residential uses in non-residential zones (excluding all HBX Zones and the D-CE-3 and D-CE-4 Zones).
- G. Residential uses in residential zones, HBX Zones, or the D-CE-3 or D-CE-4 Zones.

\*Facilities located on an A, B or C ranked preferences do not require a site alternatives analysis.

Since the proposed project involves locating the installation of new antennas and associated equipment cabinets on an existing utility pole, the proposed project meets: (B) quasi-public facilities on for a new wood pole on the public right-of-way. The applicant has also provided a statement on site alternative analysis to indicate a public necessity for telecommunication services in the area.

### **3. Project Design**

Section 17.128.120 of the City of Oakland Telecommunications Regulations indicates that new wireless facilities shall generally be designed in the following order of preference:

- A. Building or structure mounted antennas completely concealed from view.
- B. Building or structure mounted antennas set back from roof edge, not visible from public right-of way.
- C. Building or structure mounted antennas below roof line (facade mount, pole mount) visible from public right-of-way, painted to match existing structure.
- D. Building or structure mounted antennas above roof line visible from public right of-way.
- E. Monopoles.
- F. Towers.

\* Facilities designed to meet an A & B ranked preference does not require a site design alternatives analysis. Facilities designed to meet a C through F ranked preference, inclusive, must submit a site design alternatives analysis as part of the required application materials. (c) site design alternatives analysis shall, at a minimum, consist of:

- a. Written evidence indicating why each higher preference design alternative can not be used. Such evidence shall be in sufficient detail that independent verification could be obtained if required by the

City of Oakland Zoning Manager. Evidence should indicate if the reason an alternative was rejected was technical (e.g. incorrect height, interference from existing RF sources, inability to cover required area) or for other concerns (e.g. inability to provide utilities, construction or structural impediments).

City of Oakland Planning staff along with the applicant completed an on-site site design analysis and determined that the site selected is conforming to all other telecommunication regulation requirements. The project has met design criteria (E) since the antennas will be mounted on a new wood pole resembling existing PG&E wood poles in the area, in addition to locating the new pole in an area where street signs are existing and will be camouflaged partially within the existing mature trees and equipment cabinet box and battery backup box will be within a singular equipment box attached to the utility pole painted to match the color of an existing PG&E utility pole to minimize potential visual impacts from public view. The applicant submitted a site design alternatives analysis identifying service coverage gaps caused by inadequate infrastructure in the area and why this facility would cover the gap in service. The applicant visited the sites and identified three locations where the facility may be located and this location was chosen as the least intrusive site based on existing street signage, utility poles in the area and public park infrastructure.

#### **4. Project Radio Frequency Emissions Standards**

Section 17.128.130 of the City of Oakland Telecommunication Regulations require that the applicant submit the following verifications including requests for modifications to existing facilities:

- a. With the initial application, a RF emissions report, prepared by a licensed professional engineer or other expert, indicating that the proposed site will operate within the current acceptable thresholds as established by the Federal government or any such agency who may be subsequently authorized to establish such standards.
- b. Prior to commencement of construction, a RF emissions report indicating the baseline RF emissions condition at the proposed site.
- c. Prior to final building permit sign off, an RF emissions report indicating that the site is actually operating within the acceptable thresholds as established by the Federal government or any such agency who may be subsequently authorized to establish such standards.

RF-EME Electromagnetic Energy Compliance Report, prepared by William F. Hammett, P.E. for Hammett & Edison Inc. Consulting Engineers, indicates that the proposed project meets the radio frequency (RF) emissions standards as required by the regulatory agency. The report states that the proposed project will comply with the prevailing standards for limiting public exposure to radio frequency energy and, therefore, will not cause a significant impact on the environment. Additionally, staff recommends as a condition of approval that prior to the issuance of a final building permit, the applicant submits a certified RF emissions report stating that the facility is operating within acceptable thresholds established by the regulatory federal agency.

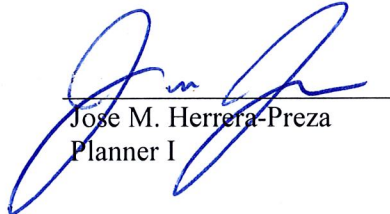
#### **CONCLUSION**

The proposed project meets all of the required findings for approval. Therefore, staff recommends approval of the project subject to the attached conditions.

**RECOMMENDATIONS:**

1. Affirm staff's environmental determination
2. Approve Design Review application  
PLN14055 subject to the attached findings  
and conditions of approval

Prepared by:

  
Jose M. Herrera-Preza  
Planner I

Approved by:

  
Scott Miller  
Zoning Manager

Approved for forwarding to the  
City Planning Commission

  
Darin Ranelletti, Deputy Director  
Bureau of Planning

**ATTACHMENTS:**

- A. Project Plans & Photo simulations & Alternative Site Analysis
- B. Hammett & Edison, Inc., Consulting Engineering RF Emissions Report
- C. Site Alternative Analysis

## **FINDINGS FOR APPROVAL**

This proposal meets the required findings under Section 17.134.050, General Use Permit Criteria; Section 17.128.070(C), Conditional Use Permit Criteria for Macro Facilities; Section 17.136.050(B), Regular Design Review; and Section 17.128.080(B), Design Review Criteria for Monopole Facilities, as set forth below. Required findings are shown in bold type; explanations as to why these findings can be made are in normal type.

### **SECTION 17.134.050 – GENERAL USE PERMIT CRITERIA:**

**A. That the location, size, design, and operating characteristics of the proposed development will be compatible with and will not adversely affect the livability or appropriate development of abutting properties and the surrounding neighborhood, with consideration to be given to harmony in scale, bulk, coverage, and density; to the availability of civic facilities and utilities; to harmful effect, if any, upon desirable neighborhood character; to the generation of traffic and the capacity of surrounding streets; and to any other relevant impact of the development.**

The purpose of the project is to enhance wireless telecommunications in the area along Skyline Blvd. The new facility is designed to resemble utility poles found in the area. The siting of the facilities were designed to minimize the impacts to the parkland setting by placing the facilities in areas where street signs and other directional signage exist. This installation is near the entrance to the Bay View hiking trail of Joaquin Miller Park.

**B. That the location, design, and site planning of the proposed development will provide a convenient and functional living, working, shopping, or civic environment, and will be as attractive as the nature of the use and its location and setting warrant.**

The proposed unmanned telecommunications facility will be sited in an area of Skyline Blvd. where street signage, directional signage or public utilities exist and designed to resemble a wood utility pole found throughout the area.

**C. That the proposed development will enhance the successful operation of the surrounding area in its basic community functions, or will provide an essential service to the community or region.**

The proposed facility will enhance the successful operation of the surrounding area in its basic community function and will provide an essential service to the community and region. This will be achieved by providing a regional telecommunication facility for the community and will be available to police, fire, public safety organizations and the general public.

**D. That the proposal conforms to all applicable design review criteria set forth in the design review procedure at Section 17.136.070.**

The proposal conforms with all significant aspects of the Design Review criteria set forth in Chapter 17.136 of the Oakland Planning Code, as outlined below.

**E. That the proposal conforms in all significant respects with the Oakland Comprehensive Plan and with any other applicable plan or development control map which has been adopted by the City Council.**

The project is consistent with the following Policy of the Oakland General Plan's Open Space, Conservation and Recreation Element (OSCAR)

*Objective OS 2 No Net Loss*

*The installation of the new telecommunication facilities will result no net loss in public open space or restrict access in any way to parklands. The facility is a stand lone pole in the public right of way in any area where there is limited public access points.*

**17.128.080 (C), Conditional Use Permit for Monopole Facilities**

**1. The project must meet the special design review criteria listed in Subsection B of this section.**

The proposal will meet all design review criteria (see below).

**2. Monopoles should not be located any closer than one thousand five hundred (1,500) feet from existing monopoles unless technologically required or visually preferable.**

No Monopoles exist within a 1,500 foot distance from this installation.

**3. The proposed project must not disrupt the overall community character.**

The installation of the facility is designed and located in an area of Skyline Blvd. that contains street signs, directional signage and city utilities so that any disruption to the parkland setting is minimized.

**17.136.050(B) – NONRESIDENTIAL DESIGN REVIEW CRITERIA:**

**1. That the proposal will help achieve or maintain a group of facilities which are well related to one another and which, when taken together, will result in a well-composed design, with consideration given to site, landscape, bulk, height, arrangement, texture, materials, colors, and appurtenances; the relation of these factors to other facilities in the vicinity; and the relation of the proposal to the total setting as seen from key points in the surrounding area. Only elements of design which have some significant relationship to outside appearance shall be considered, except as otherwise provided in Section 17.136.060;**

The project consists of adding a new 45 foot tall wood pole within the City of Oakland public right-of-way in a stretch of right-of-way designed to integrate with a group of other public facilities existing in the area. Specifically, the proposal will blend in with the existing PG&E utility poles in the right-of-way with consideration given to any potential view and visual impacts from Skyline Blvd. The proposal was also determined to minimize any potential impact through the existing public utilities found in the area and the mature trees will serve as camouflage helping screen the facility from Skyline Blvd. and the surrounding natural park area. Therefore, the proposal will have minimal visual impacts from public view.

- 2. That the proposed design will be of a quality and character which harmonizes with, and serves to protect the value of, private and public investments in the area;**

The proposal improves wireless telecommunication service in the surrounding open space areas. The installation will be camouflaged to blend in with the existing surrounding wooded area to have minimal visual impacts on public views. It will protect the value of private and public investments in the area.

- 3. That the proposed design conforms in all significant respects with the Oakland General Plan and with any applicable design review guidelines or criteria, district plan, or development control map which have been adopted by the Planning Commission or City Council.**

The subject site is located within the Resource Conservation General Plan Land Use classification which is intended *"to identify, enhance and maintain publicly-owned lands for the purpose of conserving and appropriately managing undeveloped areas which have a high natural resource value, scenic value, or natural hazard which preclude safe development"*. The proposed unmanned wireless telecommunication facility will be located on a new wood pole resembling existing PG &E utility poles in the area and will not have a significant effect or, detract from the natural resource value of Joaquin Miller Park. Visual impacts will be minimized since the area is heavily wooded with trees partially obscuring views of the pole. Therefore, the Project conforms to the General Plan and applicable Design Review criteria.

#### **17.128.080 DESIGN REVIEW CRITERIA FOR MONOPOLES**

- 1. Collocation is to be encouraged when it will decrease visual impact and collocation is to be discouraged when it will increase negative visual impact.**

The proposed pole is sited in an area where street signs and public park signs exist. The pole will be sited in a manner that is consistent with the separation distance of the street signs to reduce any visual impact.

- 2. Monopoles should not be sited to create visual clutter or negatively affect specific views.**

The proposal is sited to minimize visual clutter or visual impacts by adding the pole on a stretch of right-of-way that contains mature trees, street signs and public park signs.

- 3. Monopoles shall be screened from the public view wherever possible.**

The proposed pole will be visible from public view but is designed to blend in with existing utility poles and other public infrastructure in the immediate area, thus minimizing visual impact.

- 4. The equipment shelter or cabinet must be concealed from public view or made compatible with the architecture of the surrounding structures or placed underground. The shelter or cabinet must be regularly maintained.**

The proposed equipment cabinet will be placed on the pole 10' above the right-of-way and will be painted to match the pole. The paint and texture will serve as a camouflage technique to minimize visual impact of the cabinet.

- 5. Site location and development shall preserve the preexisting character of the surrounding buildings and land uses and the zone district as much as possible. Wireless communication towers shall be integrated through location and design to blend in with the existing characteristics of the site to the extent practical. Existing on-site vegetation shall be preserved or improved, and disturbance of the existing topography shall be minimized, unless such disturbance would result in less visual impact of the site to the surrounding area.**

The proposed location of the new pole will blend in with the immediate surroundings as the Bay View hiking trail of Joaquin Miller Park is adjacent from the site and is screened from Skyline Blvd. by old growth trees and vegetation. Furthermore the site location is in between existing street signs and no modification of grade or removal of vegetation is proposed.

- 6. That all reasonable means of reducing public access to the antennas and equipment has been made, including, but not limited to, placement in or on buildings or structures, fencing, anti-climbing measures and anti-tampering devices.**

The equipment cabinets will be placed 10' above ground in a secured cabinet. The pole will have anti-climbing measures similar to PG&E utility poles.

**CONDITIONS OF APPROVAL**  
**PLN14055**

**STANDARD CONDITIONS:**

**1. Approved Use**

***Ongoing***

a) The project shall be constructed and operated in accordance with the authorized use as described in the application materials for case number **PLN14055**, and the plans dated **March 26<sup>th</sup>, 2015** and submitted on **March 26<sup>th</sup>, 2015** and as amended by the following conditions. Any additional uses or facilities other than those approved with this permit, as described in the project description and the approved plans, will require a separate application and approval. Any deviation from the approved drawings, Conditions of Approval or use shall required prior written approval from the Director of City Planning or designee.

b) This action by the City Planning Commission ("this Approval") includes the approvals set forth below. This Approval includes: **To install a wireless telecommunications facility (AT&T wireless) on a new 45' high utility pole located in public right -of- way; install two panel antennas (two-feet long and 10- inches wide) mounted onto a seven-foot tall extension affixed to the top of the pole; an associated equipment box, one battery backup and meter boxes within a 6' tall by 18" wide single equipment box attached to the pole 10' above the ground at the Public Right-of-Way of Skyline Blvd., under Oakland Municipal Code 17.128 and 17.136.**

**2. Effective Date, Expiration, Extensions and Extinguishment**

***Ongoing***

Unless a different termination date is prescribed, this Approval shall expire **two calendar years** from the approval date, unless within such period all necessary permits for construction or alteration have been issued, or the authorized activities have commenced in the case of a permit not involving construction or alteration. Upon written request and payment of appropriate fees submitted no later than the expiration date of this permit, the Director of City Planning or designee may grant a one-year extension of this date, with additional extensions subject to approval by the approving body. Expiration of any necessary building permit for this project may invalidate this Approval if the said extension period has also expired.

**3. Scope of This Approval; Major and Minor Changes**

***Ongoing***

The project is approved pursuant to the **Oakland Planning Code** only. Minor changes to approved plans may be approved administratively by the Director of City Planning or designee. Major changes to the approved plans shall be reviewed by the Director of City Planning or designee to determine whether such changes require submittal and approval of a revision to the approved project by the approving body or a new, completely independent permit.

**4. Conformance with other Requirements**

***Prior to issuance of a demolition, grading, P-job, or other construction related permit***

- a) The project applicant shall comply with all other applicable federal, state, regional and/or local codes, requirements, regulations, and guidelines, including but not limited to those imposed by the City's Building Services Division, the City's Fire Marshal, and the City's Public Works Agency.
- b) The applicant shall submit approved building plans for project-specific needs related to fire protection to the Fire Services Division for review and approval, including, but not



- c) limited to automatic extinguishing systems, water supply improvements and hydrants, fire department access, and vegetation management for preventing fires and soil erosion.

**5. Conformance to Approved Plans; Modification of Conditions or Revocation**

***Ongoing***

- a) Site shall be kept in a blight/nuisance-free condition. Any existing blight or nuisance shall be abated within 60-90 days of approval, unless an earlier date is specified elsewhere.
- b) The City of Oakland reserves the right at any time during construction to require certification by a licensed professional that the as-built project conforms to all applicable zoning requirements, including but not limited to approved maximum heights and minimum setbacks. Failure to construct the project in accordance with approved plans may result in remedial reconstruction, permit revocation, permit modification, stop work, permit suspension or other corrective action.
- c) Violation of any term, conditions or project description relating to the Approvals is unlawful, prohibited, and a violation of the Oakland Municipal Code. The City of Oakland reserves the right to initiate civil and/or criminal enforcement and/or abatement proceedings, or after notice and public hearing, to revoke the Approvals or alter these conditions if it is found that there is violation of any of the conditions or the provisions of the Planning Code or Municipal Code, or the project operates as or causes a public nuisance. This provision is not intended to, nor does it; limit in any manner whatsoever the ability of the City to take appropriate enforcement actions.

**6. Signed Copy of the Conditions**

***With submittal of a demolition, grading, and building permit***

A copy of the approval letter and conditions shall be signed by the property owner, notarized, and submitted with each set of permit plans to the appropriate City agency for this project.

**7. Indemnification**

***Ongoing***

- a) To the maximum extent permitted by law, the applicant shall defend (with counsel acceptable to the City), indemnify, and hold harmless the City of Oakland, the Oakland City Council, the City of Oakland Redevelopment Agency, the Oakland City Planning Commission and its respective agents, officers, and employees (hereafter collectively called City) from any liability, damages, claim, judgment, loss (direct or indirect) action, causes of action, or proceeding (including legal costs, attorneys' fees, expert witness or consultant fees, City Attorney or staff time, expenses or costs) (collectively called "Action") against the City to attack, set aside, void or annul, (1) an approval by the City relating to a development-related application or subdivision or (2) implementation of an approved development-related project. The City may elect, in its sole discretion, to participate in the defense of said Action and the applicant shall reimburse the City for its reasonable legal costs and attorneys' fees.
- b) Within ten (10) calendar days of the filing of any Action as specified in subsection A above, the applicant shall execute a Letter Agreement with the City, acceptable to the Office of the City Attorney, which memorializes the above obligations. These obligations and the Letter of Agreement shall survive termination, extinguishment or invalidation of the approval. Failure to timely execute the Letter Agreement does not relieve the applicant of any of the obligations contained in this condition or other requirements or conditions of approval that may be imposed by the City.

**8. Compliance with Conditions of Approval*****Ongoing***

The project applicant shall be responsible for compliance with the recommendations in any submitted and approved technical report and all the Conditions of Approval set forth below at its sole cost and expense, and subject to review and approval of the City of Oakland.

**9. Severability*****Ongoing***

Approval of the project would not have been granted but for the applicability and validity of each and every one of the specified conditions, and if any one or more of such conditions is found to be invalid by a court of competent jurisdiction this Approval would not have been granted without requiring other valid conditions consistent with achieving the same purpose and intent of such Approval.

**10. Job Site Plans*****Ongoing throughout demolition, grading, and/or construction***

At least one (1) copy of the stamped approved plans, along with the Approval Letter and Conditions of Approval, shall be available for review at the job site at all times.

**11. Special Inspector/Inspections, Independent Technical Review, Project Coordination and Management*****Prior to issuance of a demolition, grading, and/or construction permit***

The project applicant may be required to pay for on-call special inspector(s)/inspections as needed during the times of extensive or specialized plan check review, or construction. The project applicant may also be required to cover the full costs of independent technical and other types of peer review, monitoring and inspection, including without limitation, third party plan check fees, including inspections of violations of Conditions of Approval. The project applicant shall establish a deposit with the Building Services Division, as directed by the Building Official, Director of City Planning or designee.

**12. Days/Hours of Construction Operation*****Ongoing throughout demolition, grading, and/or construction***

The project applicant shall require construction contractors to limit standard construction activities as follows:

- a) Construction activities are limited to between 7:00 AM and 7:00 PM Monday through Friday, except that pile driving and/or other extreme noise generating activities greater than 90 dBA shall be limited to between 8:00 a.m. and 4:00 p.m. Monday through Friday.

- b) Any construction activity proposed to occur outside of the standard hours of 7:00 am to 7:00 pm Monday through Friday for special activities (such as concrete pouring

which may require more continuous amounts of time) shall be evaluated on a case by case basis, with criteria including the proximity of residential uses and a consideration of resident's preferences for whether the activity is acceptable if the overall duration of construction is shortened and such construction activities shall only be allowed with the prior written authorization of the Building Services Division.

- c) Construction activity shall not occur on Saturdays, with the following possible exceptions:

- i. Prior to the building being enclosed, requests for Saturday construction for special activities (such as concrete pouring which may require more continuous amounts of time), shall be evaluated on a case by case basis, with criteria including the proximity of residential uses and a consideration of resident's preferences for whether the activity is acceptable if the overall duration of construction is shortened. Such construction activities shall only be allowed on Saturdays with the prior written authorization of the Building Services Division.
- ii. After the building is enclosed, requests for Saturday construction activities shall only be allowed on Saturdays with the prior written authorization of the Building Services Division, and only then within the interior of the building with the doors and windows closed.
- d) No extreme noise generating activities (greater than 90 dBA) shall be allowed on Saturdays, with no exceptions.
- e) No construction activity shall take place on Sundays or Federal holidays.
- f) Construction activities include but are not limited to: truck idling, moving equipment (including trucks, elevators, etc) or materials, deliveries, and construction meetings held on-site in a non-enclosed area.

**PROJECT SPECIFIC CONDITONS:**

**13. Radio Frequency Emissions**

***Prior to the final building permit sign off.***

The applicant shall submit a certified RF emissions report stating the facility is operating within the acceptable standards established by the regulatory Federal Communications Commission.

**14. Operational**

***Ongoing.***

Noise levels from the activity, property, or any mechanical equipment on site shall comply with the performance standards of Section 17.120 of the Oakland Planning Code and Section 8.18 of the Oakland Municipal Code. If noise levels exceed these standards, the activity causing the noise shall be abated until appropriate noise reduction measures have been installed and compliance verified by the Planning and Zoning Division and Building Services.

**15. Equipment cabinets**

***Prior to building permit Issuances.***

The applicant shall submit revised elevations showing associated equipment cabinet are concealed within a single equipment box that is painted to match the utility pole, to the Oakland Planning Department for review and approval.

**16. Pedestrian Crossing Signage**

***Prior to building permit Issuances.***

The applicant shall consult with the City's Public Works Department about replacing the existing No Parking sign onto the new pole in order to consolidate signage.



view from Skyline Blvd looking southeast at site  
Skyline Blvd, Oakland, CA  
Oakhills AT&T South Network Node 069



Proposed



Existing









NEW CONSTRUCTION WIRELESS PDS, LLC  
4420 ROSWOOD DR., SUITE 340  
PILASANTON, CA 94588-3050

**PROJECT INFORMATION:**  
**OAKHILLS AT&T  
SOUTH NETWORK  
NODE 069A-1**  
OAKLAND, CA 94619

**CURRENT ISSUE DATE:** 03/10/15

**ISSUED FOR:** ZONING

**BY: DATE: DESCRIPTION: REV:**

BY	DATE	DESCRIPTION	REV
ACI	03/10/15	Zds	0

**PLANS PREPARED BY:**  
**ACL**  
800-825-ACI  
571-481-8888  
Condon, MI 48188  
ACL NUMBER: 0455-068-1

**CONSTRUCTED BY:**  
**net**  
YOUR NETWORK  
EVERYWHERE  
3030 Waverly Rd, Suite 340  
PILASANTON, CA 94588-3050  
www.netnet.com

**SEAL OF APPROVAL:**

**SHEET TITLE:**  
**GENERAL NOTES  
AND  
SCHEDULES**

**SHEET NUMBER:** 0  
**REVISION:** 03/10/15

**T2**

# **GENERAL NOTES**

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF OAKLAND, CALIFORNIA, AND THE CALIFORNIA PUBLIC UTILITIES COMMISSION (CPUC) PRIOR TO THE START OF CONSTRUCTION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF OAKLAND, CALIFORNIA, AND THE CALIFORNIA PUBLIC UTILITIES COMMISSION (CPUC) PRIOR TO THE START OF CONSTRUCTION.
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Call before you dig  
811-1-800-437-2600  
www.811.org

## **GENERAL NOTES**

1. NO HOLE THROUGH TO PROVIDE MORE THAN 1-1/2" CLEARANCE.
2. ALL HOLES SHALL BE 1-1/2" IN DIAMETER.
3. ALL HOLES SHALL BE 1-1/2" IN DIAMETER.
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### **STANDARD BIDDING NOTES**

1. FOR UNDERGROUND USE, SCHEDULE 40.
2. FOR UNDERGROUND USE, SCHEDULE 40.
3. FOR UNDERGROUND USE, SCHEDULE 40.
4. FOR UNDERGROUND USE, SCHEDULE 40.
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14. FOR UNDERGROUND USE, SCHEDULE 40.
15. FOR UNDERGROUND USE, SCHEDULE 40.
16. FOR UNDERGROUND USE, SCHEDULE 40.
17. FOR UNDERGROUND USE, SCHEDULE 40.
18. FOR UNDERGROUND USE, SCHEDULE 40.
19. FOR UNDERGROUND USE, SCHEDULE 40.
20. FOR UNDERGROUND USE, SCHEDULE 40.

## **ROW CONSTRUCTION GENERAL NOTES**

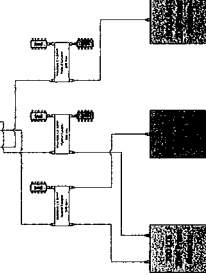
SCALE: 1"=10'

3. LOADING AND ANTENNA CABLE SCHEDULES

WIND LOADING INFORMATION	
WINDWAVE AREA	WINDWAVE AREA
80 SQ. FT.	80 SQ. FT.
100 SQ. FT.	100 SQ. FT.
120 SQ. FT.	120 SQ. FT.
140 SQ. FT.	140 SQ. FT.
160 SQ. FT.	160 SQ. FT.
180 SQ. FT.	180 SQ. FT.
200 SQ. FT.	200 SQ. FT.
220 SQ. FT.	220 SQ. FT.
240 SQ. FT.	240 SQ. FT.
260 SQ. FT.	260 SQ. FT.
280 SQ. FT.	280 SQ. FT.
300 SQ. FT.	300 SQ. FT.
320 SQ. FT.	320 SQ. FT.
340 SQ. FT.	340 SQ. FT.
360 SQ. FT.	360 SQ. FT.
380 SQ. FT.	380 SQ. FT.
400 SQ. FT.	400 SQ. FT.
420 SQ. FT.	420 SQ. FT.
440 SQ. FT.	440 SQ. FT.
460 SQ. FT.	460 SQ. FT.
480 SQ. FT.	480 SQ. FT.
500 SQ. FT.	500 SQ. FT.
520 SQ. FT.	520 SQ. FT.
540 SQ. FT.	540 SQ. FT.
560 SQ. FT.	560 SQ. FT.
580 SQ. FT.	580 SQ. FT.
600 SQ. FT.	600 SQ. FT.
620 SQ. FT.	620 SQ. FT.
640 SQ. FT.	640 SQ. FT.
660 SQ. FT.	660 SQ. FT.
680 SQ. FT.	680 SQ. FT.
700 SQ. FT.	700 SQ. FT.
720 SQ. FT.	720 SQ. FT.
740 SQ. FT.	740 SQ. FT.
760 SQ. FT.	760 SQ. FT.
780 SQ. FT.	780 SQ. FT.
800 SQ. FT.	800 SQ. FT.
820 SQ. FT.	820 SQ. FT.
840 SQ. FT.	840 SQ. FT.
860 SQ. FT.	860 SQ. FT.
880 SQ. FT.	880 SQ. FT.
900 SQ. FT.	900 SQ. FT.
920 SQ. FT.	920 SQ. FT.
940 SQ. FT.	940 SQ. FT.
960 SQ. FT.	960 SQ. FT.
980 SQ. FT.	980 SQ. FT.
1000 SQ. FT.	1000 SQ. FT.

ANTENNA & CABLE SCHEDULE			
ANTENNA	CABLE	WINDWAVE AREA	WINDWAVE AREA
100'	100'	100'	100'
120'	120'	120'	120'
140'	140'	140'	140'
160'	160'	160'	160'
180'	180'	180'	180'
200'	200'	200'	200'
220'	220'	220'	220'
240'	240'	240'	240'
260'	260'	260'	260'
280'	280'	280'	280'
300'	300'	300'	300'
320'	320'	320'	320'
340'	340'	340'	340'
360'	360'	360'	360'
380'	380'	380'	380'
400'	400'	400'	400'
420'	420'	420'	420'
440'	440'	440'	440'
460'	460'	460'	460'
480'	480'	480'	480'
500'	500'	500'	500'
520'	520'	520'	520'
540'	540'	540'	540'
560'	560'	560'	560'
580'	580'	580'	580'
600'	600'	600'	600'
620'	620'	620'	620'
640'	640'	640'	640'
660'	660'	660'	660'
680'	680'	680'	680'
700'	700'	700'	700'
720'	720'	720'	720'
740'	740'	740'	740'
760'	760'	760'	760'
780'	780'	780'	780'
800'	800'	800'	800'
820'	820'	820'	820'
840'	840'	840'	840'
860'	860'	860'	860'
880'	880'	880'	880'
900'	900'	900'	900'
920'	920'	920'	920'
940'	940'	940'	940'
960'	960'	960'	960'
980'	980'	980'	980'
1000'	1000'	1000'	1000'

SCALE: 1"=10'



SCALE: 1"=10'

3. LOADING AND ANTENNA CABLE SCHEDULES

1



**PROJECT INFORMATION:** OAKHILLS AT&T  
SOUTH NETWORK  
NODE 069A-1  
10802 SKYLINE BLVD.  
OAKLAND, CA 94619

**CURRENT ISSUE DATE:**

03/10/15

**ISSUED FOR:**

# ZONING

BY: -- DATE: -- DESCRIPTION: -- REV: --

BY	DATE	DESCRIPTION	R/V
ACI	01/16/15	ZDs	0

PLANS PREPARED BY:



Aero Communications Inc.  
1-800-825-4ACI  
5711 Research Drive  
Canton, MI 48188

ACI NUMBER: \_\_\_\_\_  
CONSTRUCTED BY: \_\_\_\_\_

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100 101 102 103 104 105 106 107 108 109 110 111 112 113 114 115 116 117 118 119 120 121 122 123 124 125 126 127 128 129 130 131 132 133 134 135 136 137 138 139 140 141 142 143 144 145 146 147 148 149 150 151 152 153 154 155 156 157 158 159 160 161 162 163 164 165 166 167 168 169 170 171 172 173 174 175 176 177 178 179 180 181 182 183 184 185 186 187 188 189 190 191 192 193 194 195 196 197 198 199 200 201 202 203 204 205 206 207 208 209 210 211 212 213 214 215 216 217 218 219 220 221 222 223 224 225 226 227 228 229 230 231 232 233 234 235 236 237 238 239 240 241 242 243 244 245 246 247 248 249 250 251 252 253 254 255 256 257 258 259 260 261 262 263 264 265 266 267 268 269 270 271 272 273 274 275 276 277 278 279 280 281 282 283 284 285 286 287 288 289 290 291 292 293 294 295 296 297 298 299 300 301 302 303 304 305 306 307 308 309 310 311 312 313 314 315 316 317 318 319 320 321 322 323 324 325 326 327 328 329 330 331 332 333 334 335 336 337 338 339 340 341 342 343 344 345 346 347 348 349 350 351 352 353 354 355 356 357 358 359 360 361 362 363 364 365 366 367 368 369 370 371 372 373 374 375 376 377 378 379 380 381 382 383 384 385 386 387 388 389 390 391 392 393 394 395 396 397 398 399 400 401 402 403 404 405 406 407 408 409 410 411 412 413 414 415 416 417 418 419 420 421 422 423 424 425 426 427 428 429 430 431 432 433 434 435 436 437 438 439 440 441 442 443 444 445 446 447 448 449 450 451 452 453 454 455 456 457 458 459 460 461 462 463 464 465 466 467 468 469 470 471 472 473 474 475 476 477 478 479 480 481 482 483 484 485 486 487 488 489 490 491 492 493 494 495 496 497 498 499 500 501 502 503 504 505 506 507 508 509 510 511 512 513 514 515 516 517 518 519 520 521 522 523 524 525 526 527 528 529 530 531 532 533 534 535 536 537 538 539 540 541 542 543 544 545 546 547 548 549 550 551 552 553 554 555 556 557 558 559 560 561 562 563 564 565 566 567 568 569 570 571 572 573 574 575 576 577 578 579 580 581 582 583 584 585 586 587 588 589 590 591 592 593 594 595 596 597 598 599 600 601 602 603 604 605 606 607 608 609 610 611 612 613 614 615 616 617 618 619 620 621 622 623 624 625 626 627 628 629 630 631 632 633 634 635 636 637 638 639 640 641 642 643 644 645 646 647 648 649 650 651 652 653 654 655 656 657 658 659 660 661 662 663 664 665 666 667 668 669 670 671 672 673 674 675 676 677 678 679 680 681 682 683 684 685 686 687 688 689 690 691 692 693 694 695 696 697 698 699 700 701 702 703 704 705 706 707 708 709 710 711 712 713 714 715 716 717 718 719 720 721 722 723 724 725 726 727 728 729 730 731 732 733 734 735 736 737 738 739 740 741 742 743 744 745 746 747 748 749 750 751 752 753 754 755 756 757 758 759 760 761 762 763 764 765 766 767 768 769 770 771 772 773 774 775 776 777 778 779 780 781 782 783 784 785 786 787 788 789 790 791 792 793 794 795 796 797 798 799 800 801 802 803 804 805 806 807 808 809 810 811 812 813 814 815 816 817 818 819 820 821 822 823 824 825 826 827 828 829 830 831 832 833 834 835 836 837 838 839 840 841 842 843 844 845 846 847 848 849 850 851 852 853 854 855 856 857 858 859 860 861 862 863 864 865 866 867 868 869 870 871 872 873 874 875 876 877 878 879 880 881 882 883 884 885 886 887 888 889 890 891 892 893 894 895 896 897 898 899 900 901 902 903 904 905 906 907 908 909 910 911 912 913 914 915 916 917 918 919 920 921 922 923 924 925 926 927 928 929 930 931 932 933 934 935 936 937 938 939 940 941 942 943 944 945 946 947 948 949 950 951 952 953 954 955 956 957 958 959 960 961 962 963 964 965 966 967 968 969 970 971 972 973 974 975 976 977 978 979 980 981 982 983 984 985 986 987 988 989 990 991 992 993 994 995 996 997 998 999 1000 1001 1002 1003 1004 1005 1006 1007 1008 1009 1010 1011 1012 1013 1014 1015 1016 1017 1018 1019 1020 1021 1022 1023 1024 1025 1026 1027 1028 1029 1030 1031 1032 1033 1034 1035 1036 1037 1038 1039 104

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www.exlenel.com

SEAL OF APPROVAL: ..

3 JUL 1975

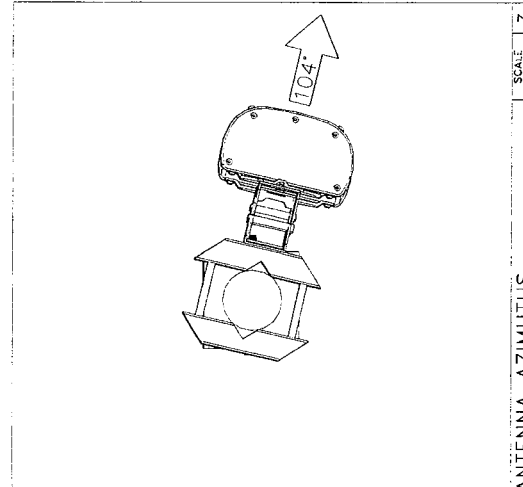
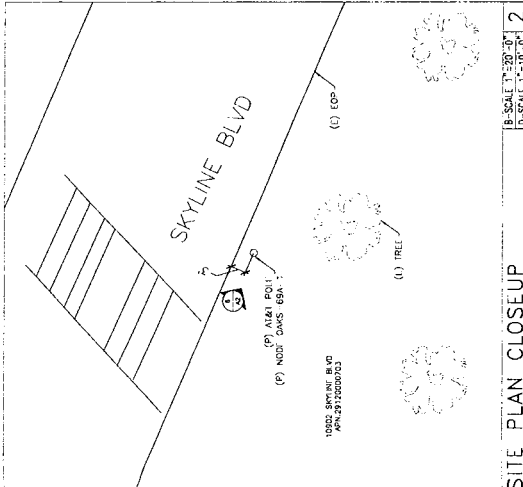
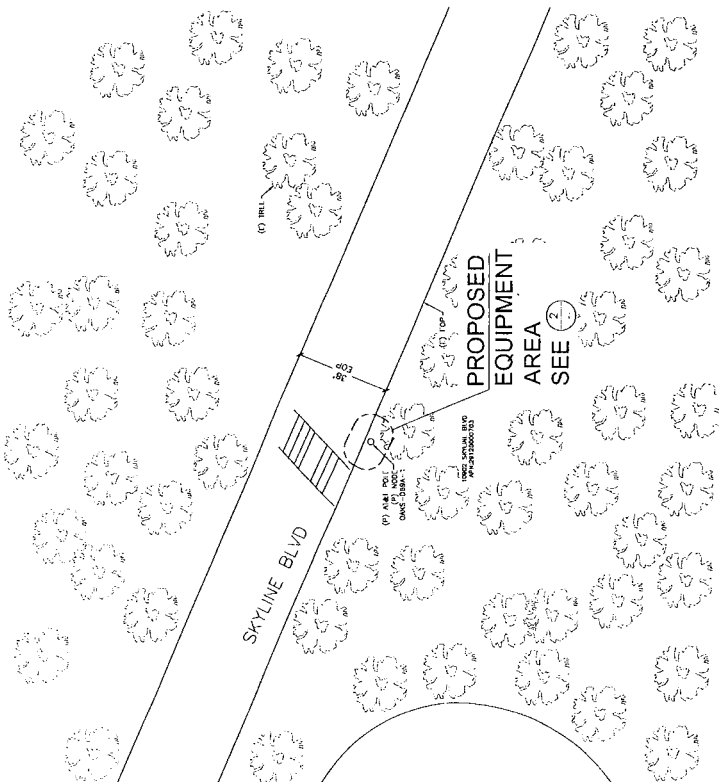
# SITE PLAN

**SHEET NUMBER:** **REVISION:**

[illegible]

100

△



SITE PLAN

B-SCALE 1=50-0

0° 5' 15" 25' 50'



NEW CIRCULAR WIRELESS PCS, LLC  
4430 ROSEWOOD DR. BLOC 3  
FARMINGTON, CA 95828-2020

PROJECT INFORMATION:

OAKHILLS AT&T  
SOUTH NETWORK  
NODE 069A-1  
10002 SKYLINE BLVD.  
OAKLAND, CA 94619

CURRENT ISSUE DATE:

03/10/15

ISSUED FOR:

ZONING

BY: DATE: DESCRIPTION: REV:

BY	DATE	DESCRIPTION	REV
ACI	03/10/15	ZONING	0

PLANS PREPARED BY:



AGI  
1-800-825-4ACI  
5711 Research Drive  
Canton, MI 48106

CONSTRUCTED BY: OAKS-DESA-1



net  
YOUR NETWORK  
SYSTEMS  
3030 Warrenville Rd. Suite 340  
Lisle, IL 60532  
www.netnet.com

SEAL OF APPROVAL:

SHEET TITLE:

ELEVATIONS  
&  
RISER DETAILS

SHEET NUMBER: REVISION:

A2

0

03/10/15

POWER MAKE-READY

1. PROVIDE 120/240 3-WIRE SINGLE PHASE, 100 AMP SERVICE TO 2" PG&F SCH 80 AT 10.30 POSITION, TO METER SOCKET FROM UC SERVICE LOCATION.

COMMUNICATIONS MAKE-READY

1. INSTALL NEW CL 3 50' WOOD POLE.
2. INSTALL (7) PANEL ANTENNAS W/ MOUNTING BRACKET ON POLE TOP AT 42'-0" AGL.
3. INSTALL COMBINERS AND (4/6) 1/2" COAX.
4. INSTALL PG&F 2" SCH 80 CONDUIT @ 10.30 POSITION TO 2" SCH 40 UC CONDUIT FOR POWER SERVICE.
5. INSTALL 3" SCH 80 U-QUARD AT 8.30 POSITION OVER COAX.
6. INSTALL SHROUD (RADIO & BBU), METER SOCKET, & SAFETY SWITCH 4" OFF OF POLE (USING UNSTRUTS) AT 9.00 POSITION.

MAKE-READY NOTES

4

SKYLINE BLVD

POWER SPACE PLAN VIEW

3

SKYLINE BLVD

COMM. SPACE PLAN VIEW

2

SKYLINE BLVD

EQUIP. SPACE PLAN VIEW

1

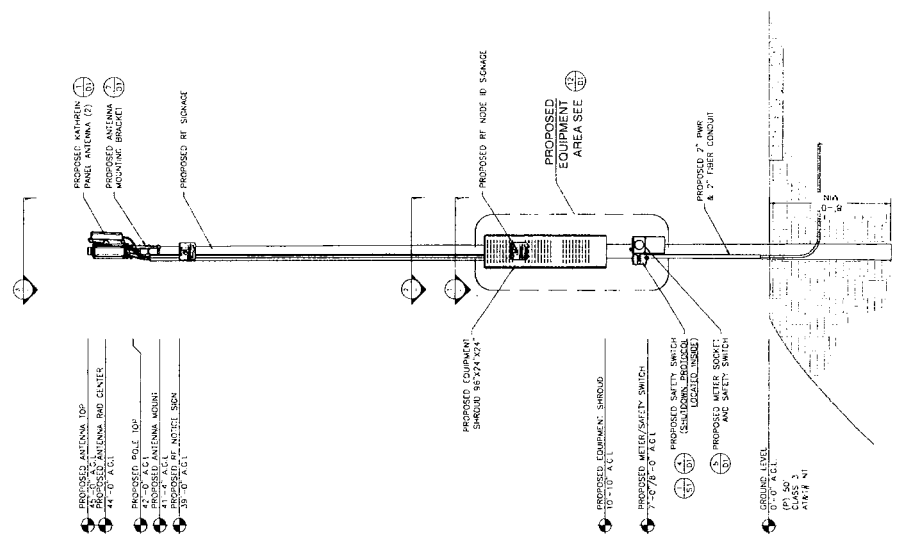
SCALE  
NTS

NOT USED

E-SCALE 1/8"=1'-0"

D-SCALE 1/4"=1'-0"

PROPOSED ELEVATION SOUTHEAST







NEW CINCINNATI WIRELESS PCS, LLC  
4430 ROSEWOOD DR. BLDG. 3  
PLAZA, OHIO 45224-3050

**OAKHILLS AT&T  
SOUTH NETWORK  
NODE 069A-1**  
1800 SKYLINE BLVD.  
OAKLAND, CA 94619

CURRENT ISSUE DATE:  
**03/10/15**

ISSUED FOR:  
**ZONING**

BY: DATE: DESCRIPTION: REV

BY	DATE	DESCRIPTION	REV
ACI	03/10/15	ZONING	0

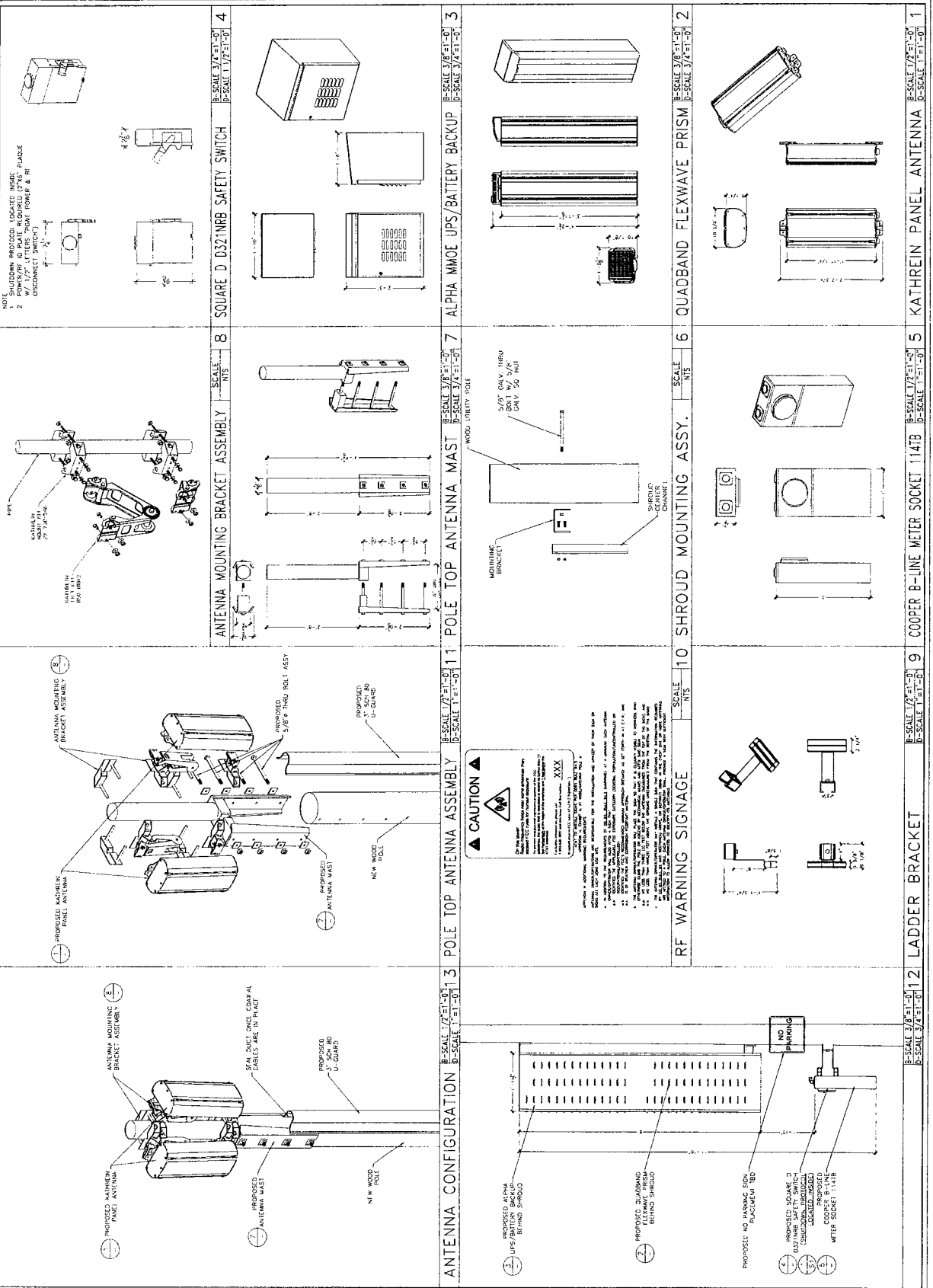
PLANS PREPARED BY:  
**ACL**  
7600 52nd Ave. N  
5711 Research Drive  
Cedar, MN 55315

CONSTRUCTED BY:  
**net**  
OUR NETWORK  
SYSTEMS  
3030 Westerville Rd. Suite 340  
Westerville, OH 43081  
www.netent.com

SEAL OF APPROVAL

SHEET TITLE:  
**EQUIPMENT DETAILS**

SHEET NUMBER:  
**D1**  
REVISION:  
**0**  
03/10/15



# SHUTDOWN PROTOCOL 7"X9" LAMINATED CARD CARDSTOCK



## AT&T ToDas Shutdown Procedure

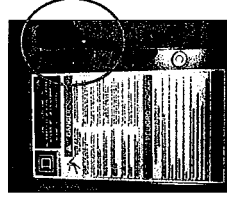
### PROCEDURE TO DE-ENERGIZE RADIO FREQUENCY (RF) SIGNAL EMERGENCY and NON-EMERGENCY WORK REQUIRING RF SIGNAL SHUTDOWN

- PG&E personnel SHALL contact AT&T Mobility Switch Center to notify them of an emergency shutdown 800-638-2822. Dial option 9 for cell site "Related" emergency's then option 1. Provide the following information when calling or leave a voicemail:
  - Identify yourself and give callback phone number.
  - Site number and if applicable site name (located on the shutdown box)
  - Site address and location
  - Nature of emergency and site condition
- Pull Disconnect Handle down to the Open or "Off" Position. The RF signal will shut down within a few seconds. A visual inspection of the interior blade will confirm that both incoming AC Lead and Battery Backup are disconnected.
- Notify AT&T (New Cingular) Switch Center when the emergency work is completed.

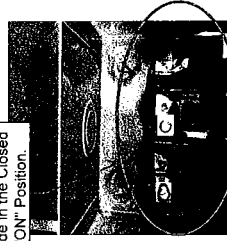
See reverse side to view photo of the "on" and "off" position.



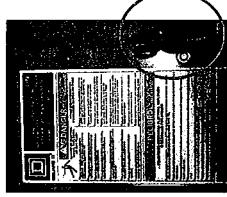
## Switch in the Closed Position ("ON")



Blade in the Closed or "ON" Position



## Switch in the Open Position ("Off")



Blade in the Open or "Off" Position



FRONT

SHUTDOWN PROTOCOL

SCALE: 1/1



NEW CINGULAR WIRELESS PCS, LLC  
1450 ROSEWOOD DR, BLDG 3  
PLAZA, CA 95053-3000

PROJECT INFORMATION:

OAKHILLS AT&T  
SOUTH NETWORK  
NODE 069A-1  
18882 SKYLINE BLVD  
OAKLAND, CA 94619

CURRENT ISSUE DATE:

03/10/15

ISSUED FOR:

ZONING

BY: DATE: DESCRIPTION: REV:

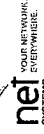
BY	DATE	DESCRIPTION	REV
ACI	03/10/15	ZDs	0

PLANS PREPARED BY:



1-800-825-7401  
5711 Research Drive  
Canton, MI 48106

ACI NUMBER: 0455-055A-1  
CONSTRUCTED BY:



YOUR NETWORK  
SYSTEMS  
3030 Waverly Rd, Suite 340  
Lisle, IL 60532  
www.extelnet.com

SEAL OF APPROVAL:

SHEET TITLE:

POWER & RF  
SAFETY  
PROTOCOLS

SHEET NUMBER: REVISION:

S1 0

03/10/15

**New Cingular Wireless, LLC • Nine Proposed Distributed Antenna System Nodes  
Oakland Hills • Oakland, California**

**Statement of Hammett & Edison, Inc., Consulting Engineers**

The firm of Hammett & Edison, Inc., Consulting Engineers, has been retained on behalf of New Cingular Wireless, LLC, a wireless telecommunications service provider, to evaluate nine distributed antenna system (DAS) nodes proposed to be located in the Oakland Hills area of Oakland, California, for compliance with appropriate guidelines limiting human exposure to radio frequency ("RF") electromagnetic fields.

**Executive Summary**

New Cingular Wireless proposes to install a directional panel antenna on nine existing or proposed utility poles sited in the Oakland Hills area of Oakland. The proposed operation will comply with the FCC guidelines limiting public exposure to RF energy.

**Prevailing Exposure Standards**

The U.S. Congress requires that the Federal Communications Commission ("FCC") evaluate its actions for possible significant impact on the environment. A summary of the FCC's exposure limits is shown in Figure 1. These limits apply for continuous exposures and are intended to provide a prudent margin of safety for all persons, regardless of age, gender, size, or health. The most restrictive FCC limit for exposures of unlimited duration to radio frequency energy for several personal wireless services are as follows:

Wireless Service	Frequency Band	Occupational Limit	Public Limit
Microwave (Point-to-Point)	5,000–80,000 MHz	5.00 mW/cm <sup>2</sup>	1.00 mW/cm <sup>2</sup>
BRS (Broadband Radio)	2,600	5.00	1.00
AWS (Advanced Wireless)	2,100	5.00	1.00
PCS (Personal Communication)	1,950	5.00	1.00
Cellular	870	2.90	0.58
SMR (Specialized Mobile Radio)	855	2.85	0.57
700 MHz	700	2.35	0.47
[most restrictive frequency range]	30–300	1.00	0.20

Power line frequencies (60 Hz) are well below the applicable range of these standards, and there is considered to be no compounding effect from simultaneous exposure to power line and radio frequency fields.

**General Facility Requirements**

Base stations typically consist of two distinct parts: the electronic transceivers (also called "radios" or "channels") that are connected to the traditional wired telephone lines, and the passive antennas that send the wireless signals created by the radios out to be received by individual subscriber units.

## **New Cingular Wireless, LLC • Nine Proposed Distributed Antenna System Nodes Oakland Hills • Oakland, California**

The transceivers are often located at ground level and are connected to the antennas by coaxial cables. A small antenna for reception of GPS signals is also required, mounted with a clear view of the sky. Because of the short wavelength of the frequencies assigned by the FCC for wireless services, the antennas require line-of-sight paths for their signals to propagate well and so are installed at some height above ground. The antennas are designed to concentrate their energy toward the horizon, with very little energy wasted toward the sky or the ground. Along with the low power of such facilities, this means that it is generally not possible for exposure conditions to approach the maximum permissible exposure limits without being physically very near the antennas.

### **Computer Modeling Method**

The FCC provides direction for determining compliance in its Office of Engineering and Technology Bulletin No. 65, "Evaluating Compliance with FCC-Specified Guidelines for Human Exposure to Radio Frequency Radiation," dated August 1997. Figure 2 attached describes the calculation methodologies, reflecting the facts that a directional antenna's radiation pattern is not fully formed at locations very close by (the "near-field" effect) and that at greater distances the power level from an energy source decreases with the square of the distance from it (the "inverse square law"). The conservative nature of this method for evaluating exposure conditions has been verified by numerous field tests.

### **Site and Facility Description**

Based upon information provided by New Cingular Wireless, that carrier proposes to install nine new nodes, listed in Table 1 below, in the Oakland Hills area of Oakland. Each node would consist of two Kathrein Model 840-10525 directional panel antennas installed on a new or existing utility pole sited in a public right-of-way. The antennas would be mounted with no downtilt at an effective height of about 25 feet above ground and would be oriented in different directions, as shown in Table 1. The maximum effective radiated power in any direction would be 219 watts, representing simultaneous operation by New Cingular Wireless at 104 watts for PCS, 61 watts for cellular, and 54 watts for 700 MHz service. There are reported no other wireless telecommunications base stations at the site or nearby.

**New Cingular Wireless, LLC • Nine Proposed Distributed Antenna System Nodes  
Oakland Hills • Oakland, California**

Node #	Approximate Address	Antenna Orientations	
Node 38	1041 Alvarado Road	71°T	208°T
Node 40	Claremont Avenue, NW of Grizzly Peak Blvd	51°T	243°T
Node 43	16060 Broadway Terrace	69°T	130°T
Node 44	6391 Fairlane Drive	32°T	110°T
Node 45	863 Leo Way	9°T	111°T
Node 66	10000 Skyline Boulevard	87°T	359°T
Node 67	10060 Skyline Boulevard	125°T	334°T
Node 68	10570 Skyline Boulevard	186°T	348°T
Node 72	2800 Butters Drive	2°T	72°T

*Table 1. New Cingular Wireless Nodes Evaluated*

### Study Results

For a person anywhere at ground, the maximum RF exposure level due to the proposed operation is calculated to be 0.0062 mW/cm<sup>2</sup>, which is 1.2% of the applicable public exposure limit. The maximum calculated level at the second-floor elevation of any nearby building\* is 2.3% of the public limit. It should be noted that these results include several “worst-case” assumptions and therefore are expected to overstate actual power density levels from the proposed operation.

### Recommended Mitigation Measures

Due to their mounting locations on utility poles, the New Cingular Wireless antennas would not be accessible to the general public, and so no mitigation measures are necessary to comply with the FCC public exposure guidelines. To prevent occupational exposures in excess of the FCC guidelines, no access within 3 feet directly in front of the antennas themselves, such as might occur during maintenance work on the poles, should be allowed while the pertinent node is in operation, unless other measures can be demonstrated to ensure that occupational protection requirements are met. Posting explanatory warning signs† at the antennas and/or on the poles below the antennas, such that the signs would be readily visible from any angle of approach to persons who might need to work within that distance, would be sufficient to meet FCC-adopted guidelines.

\* Including nearby residences located at least 17 feet from any pole, based on photographs from Google Maps.

† Warning signs should comply with OET-65 color, symbol, and content recommendations. Signage may also need to comply with the requirements of California Public Utilities Commission General Order No. 95.

**New Cingular Wireless, LLC • Nine Proposed Distributed Antenna System Nodes  
Oakland Hills • Oakland, California**

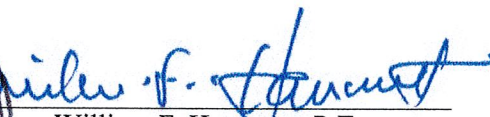
**Conclusion**

Based on the information and analysis above, it is the undersigned's professional opinion that the proposed operation of these New Cingular Wireless nodes in Oakland, California, will comply with the prevailing standards for limiting public exposure to radio frequency energy and, therefore, will not for this reason cause a significant impact on the environment. The highest calculated level in publicly accessible areas is much less than the prevailing standards allow for exposures of unlimited duration. This finding is consistent with measurements of actual exposure conditions taken at other operating base stations. Posting explanatory signs is recommended to establish compliance with occupational exposure limitations.

**Authorship**

The undersigned author of this statement is a qualified Professional Engineer, holding California Registration Nos. E-13026 and M-20676, which expire on June 30, 2013. This work has been carried out under his direction, and all statements are true and correct of his own knowledge except, where noted, when data has been supplied by others, which data he believes to be correct.



  
William F. Hammett, P.E.  
707/996-5200

December 13, 2012



**HAMMETT & EDISON, INC.**  
CONSULTING ENGINEERS  
SAN FRANCISCO

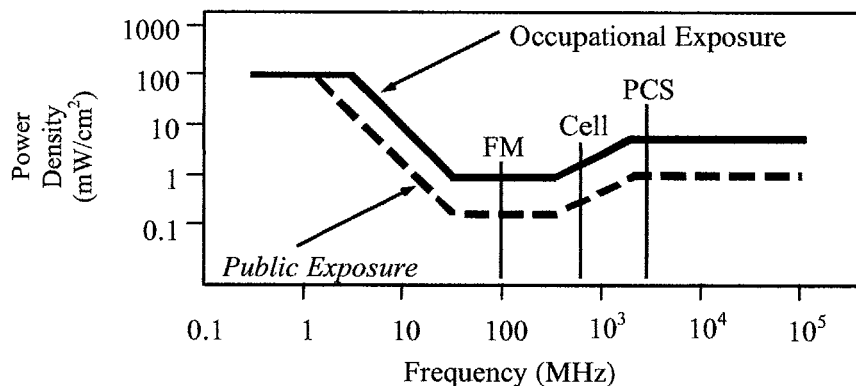
H1RA  
Configuration 2A  
Page 4 of 4

## FCC Radio Frequency Protection Guide

The U.S. Congress required (1996 Telecom Act) the Federal Communications Commission ("FCC") to adopt a nationwide human exposure standard to ensure that its licensees do not, cumulatively, have a significant impact on the environment. The FCC adopted the limits from Report No. 86, "Biological Effects and Exposure Criteria for Radiofrequency Electromagnetic Fields," published in 1986 by the Congressionally chartered National Council on Radiation Protection and Measurements ("NCRP"). Separate limits apply for occupational and public exposure conditions, with the latter limits generally five times more restrictive. The more recent standard, developed by the Institute of Electrical and Electronics Engineers and approved as American National Standard ANSI/IEEE C95.1-2006, "Safety Levels with Respect to Human Exposure to Radio Frequency Electromagnetic Fields, 3 kHz to 300 GHz," includes similar limits. These limits apply for continuous exposures from all sources and are intended to provide a prudent margin of safety for all persons, regardless of age, gender, size, or health.

As shown in the table and chart below, separate limits apply for occupational and public exposure conditions, with the latter limits (in *italics* and/or dashed) up to five times more restrictive:

Frequency Applicable Range (MHz)	Electromagnetic Fields ( <i>f</i> is frequency of emission in MHz)					
	Electric Field Strength (V/m)		Magnetic Field Strength (A/m)		Equivalent Far-Field Power Density (mW/cm <sup>2</sup> )	
0.3 – 1.34	614	<i>614</i>	1.63	<i>1.63</i>	100	<i>100</i>
1.34 – 3.0	614	<i>823.8/f</i>	1.63	<i>2.19/f</i>	100	<i>180/f<sup>2</sup></i>
3.0 – 30	1842/f	<i>823.8/f</i>	4.89/f	<i>2.19/f</i>	900/f <sup>2</sup>	<i>180/f<sup>2</sup></i>
30 – 300	61.4	<i>27.5</i>	0.163	<i>0.0729</i>	1.0	<i>0.2</i>
300 – 1,500	<i>3.54√f</i>	<i>1.59√f</i>	<i>√f/106</i>	<i>√f/238</i>	<i>f/300</i>	<i>f/1500</i>
1,500 – 100,000	137	<i>61.4</i>	0.364	<i>0.163</i>	5.0	<i>1.0</i>



Higher levels are allowed for short periods of time, such that total exposure levels averaged over six or thirty minutes, for occupational or public settings, respectively, do not exceed the limits, and higher levels also are allowed for exposures to small areas, such that the spatially averaged levels do not exceed the limits. However, neither of these allowances is incorporated in the conservative calculation formulas in the FCC Office of Engineering and Technology Bulletin No. 65 (August 1997) for projecting field levels. Hammett & Edison has built those formulas into a proprietary program that calculates, at each location on an arbitrary rectangular grid, the total expected power density from any number of individual radio sources. The program allows for the description of buildings and uneven terrain, if required to obtain more accurate projections.



# Existing UMTS 850 Coverage

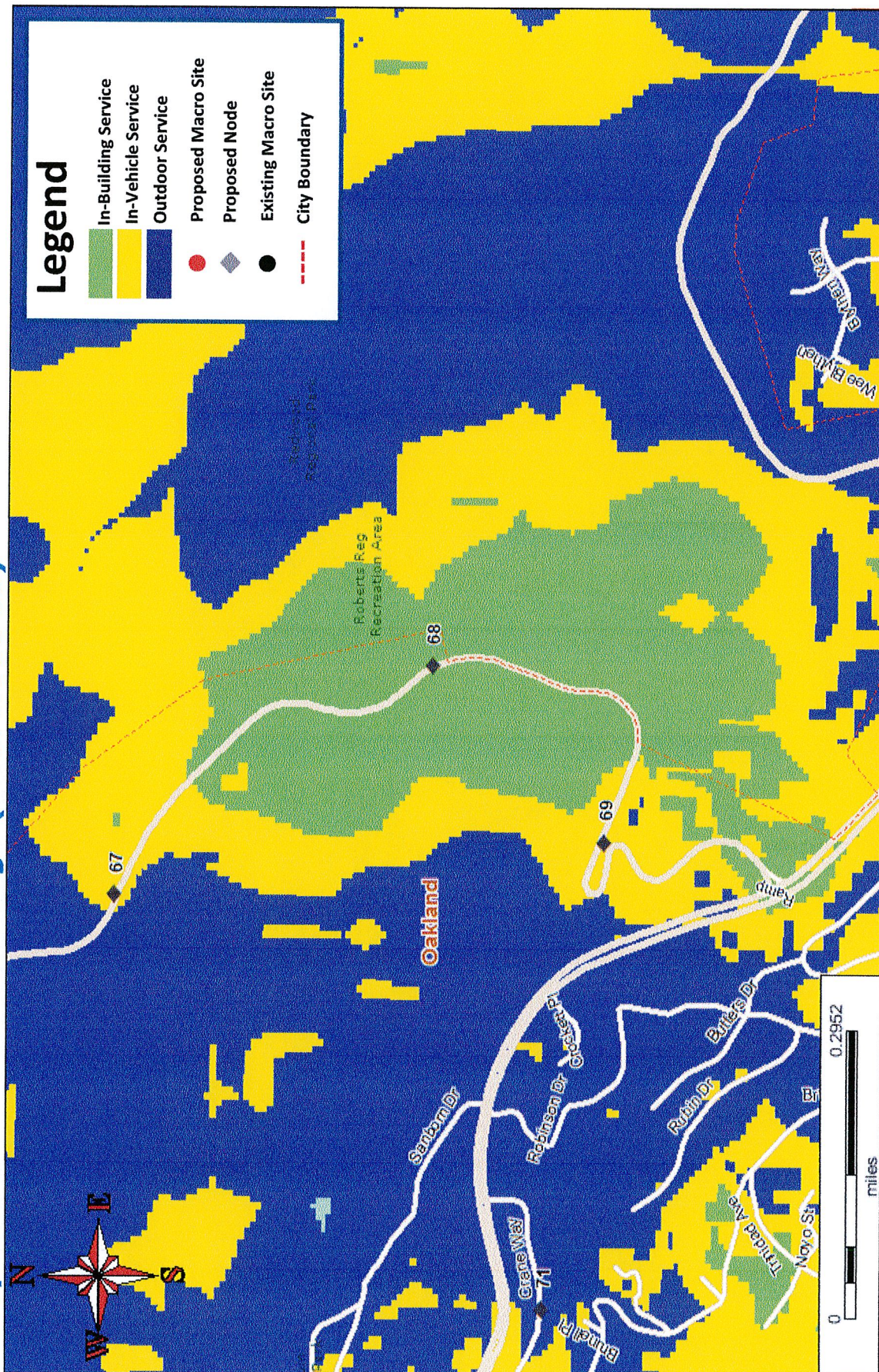


February 4, 2014





## Proposed UMTS 850 Coverage (With Node 68)

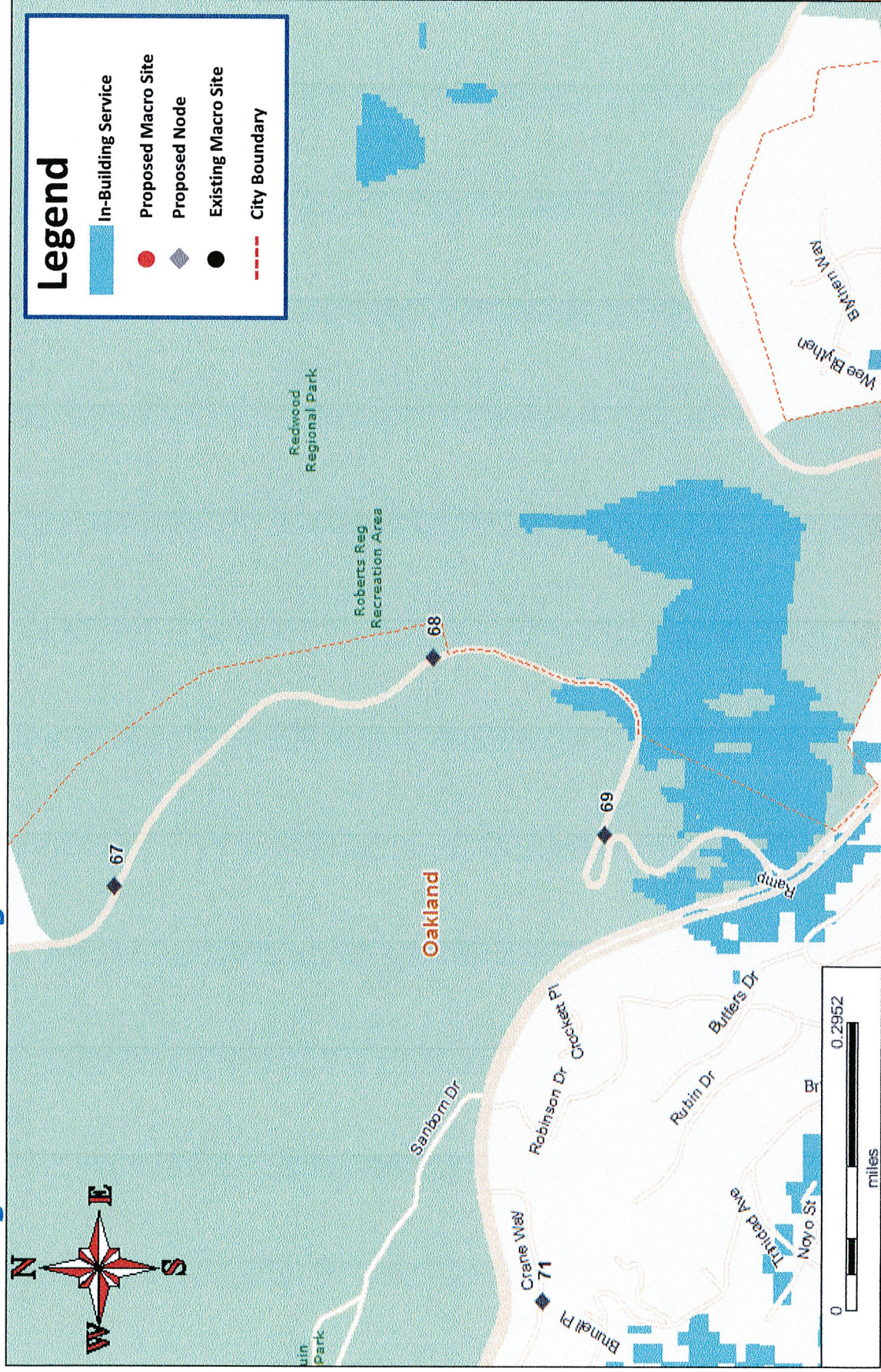


February 4, 2014





## Existing LTE 700 Coverage

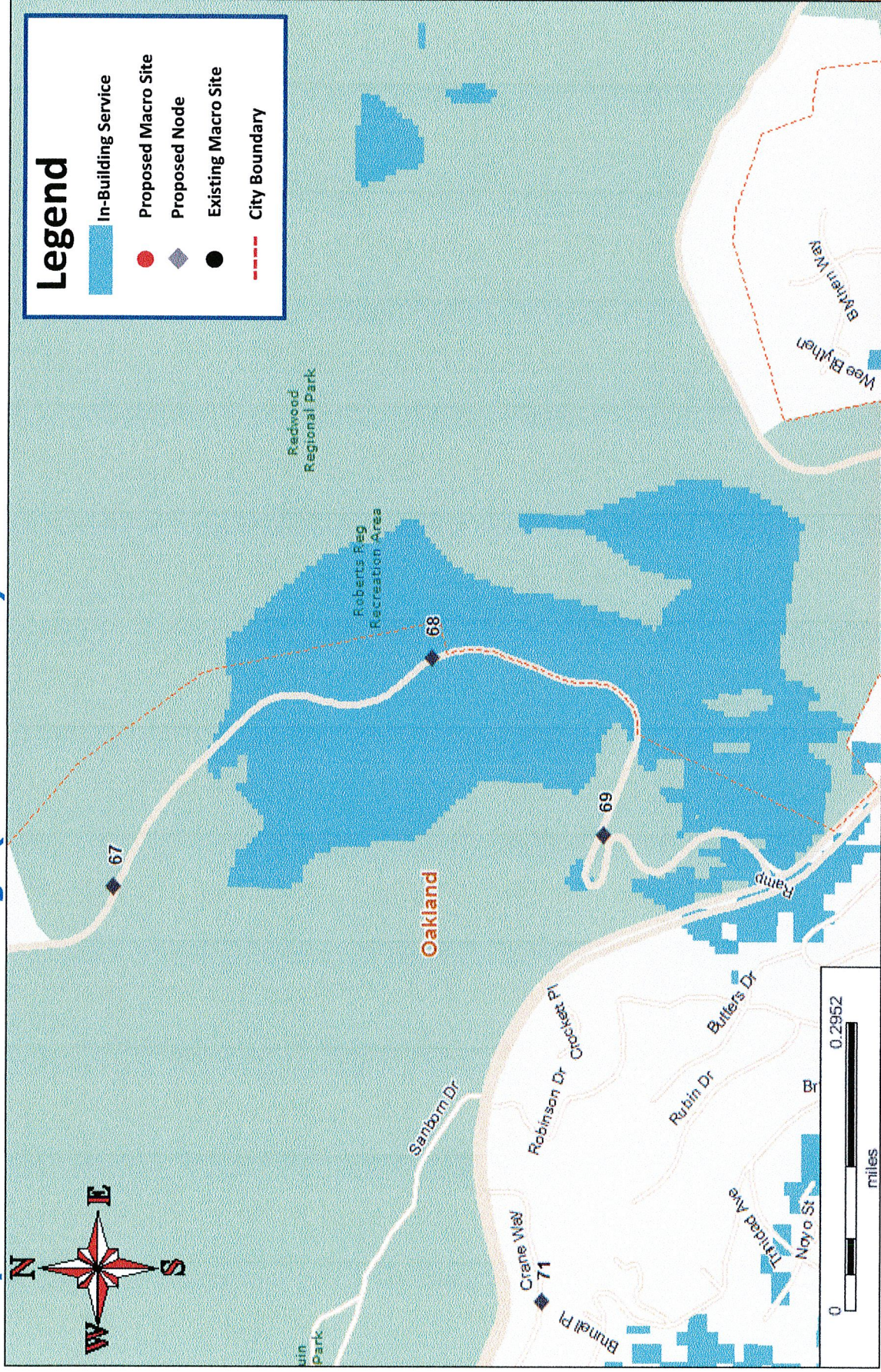


February 4, 2014





# Proposed LTE 700 Coverage (With Node 68)



February 4, 2014





AT&T Oakland Hills DAS - Node Propagation

Propagation Map Key:

- Red = Excellent Coverage (in-building)
- Yellow = Medium Coverage (partial in-building)
- Green = Some Coverage (outdoor)

