

# Diamond Springs Verizon Site

**El Dorado County Planning Commission  
CUP24-0002**

October 10, 2024

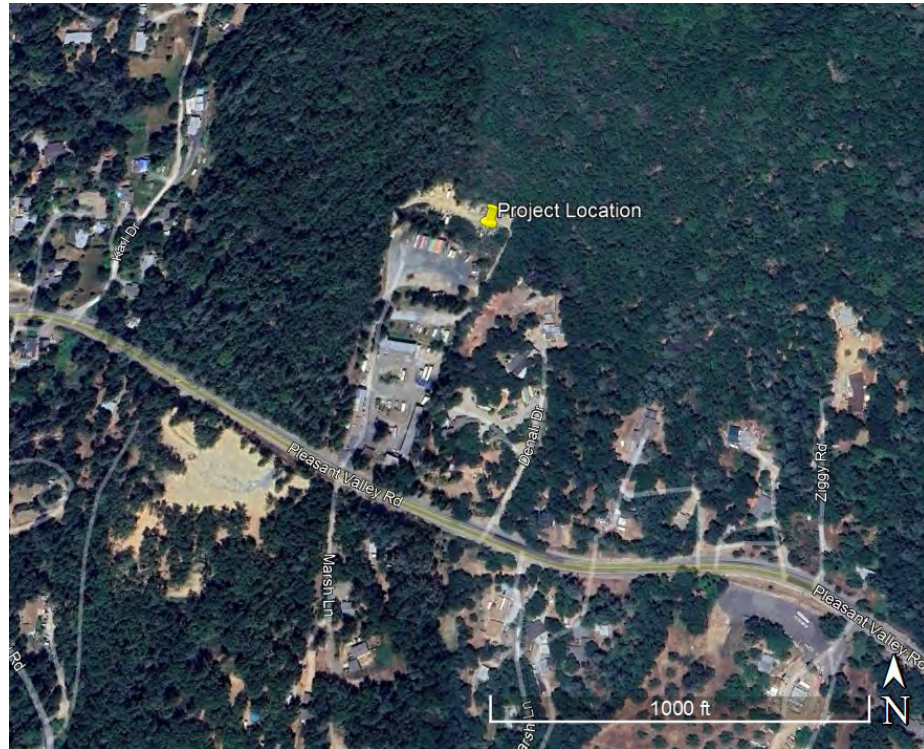
**Kevin Gallagher, Complete Wireless Consulting**



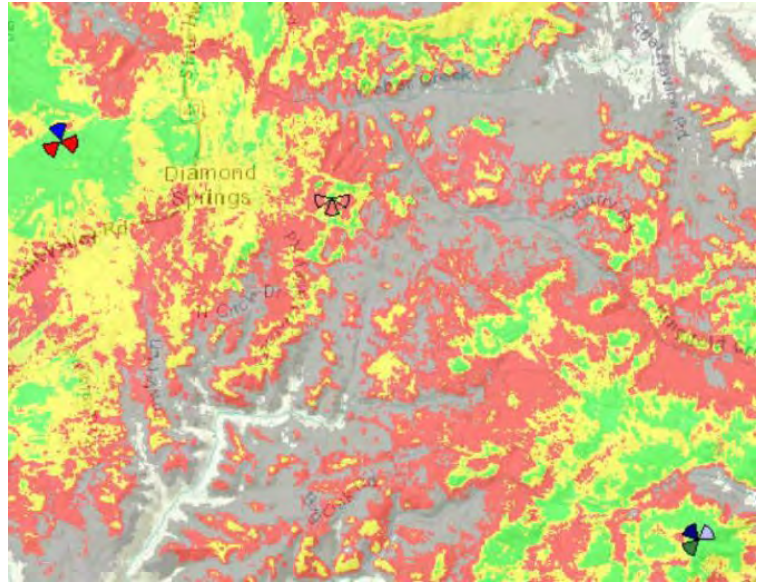
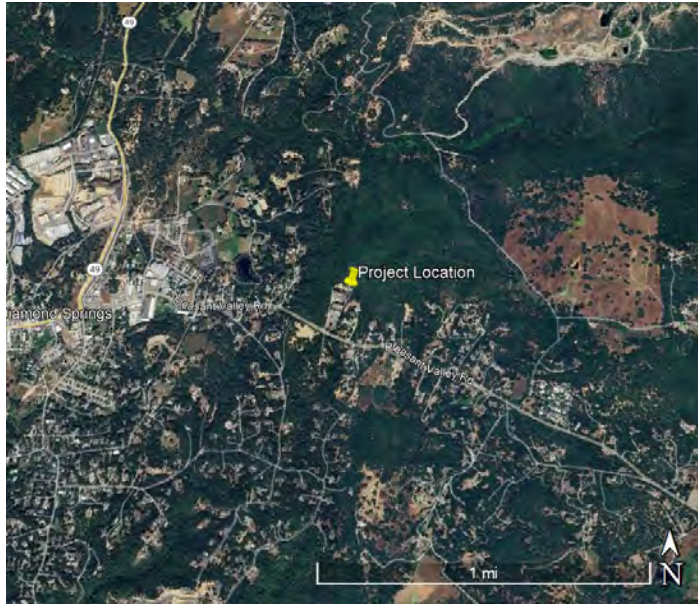
Verizon confidential and proprietary. Unauthorized disclosure, reproduction or other use prohibited.

## Project Location

- 961 Pleasant Valley Rd, Diamond Springs
- 5.06-acre parcel zoned General Commercial (CG)
- Closest off-site residence is ~350' to the southeast
- 0.8 miles east of SR 49/Diamond Rd



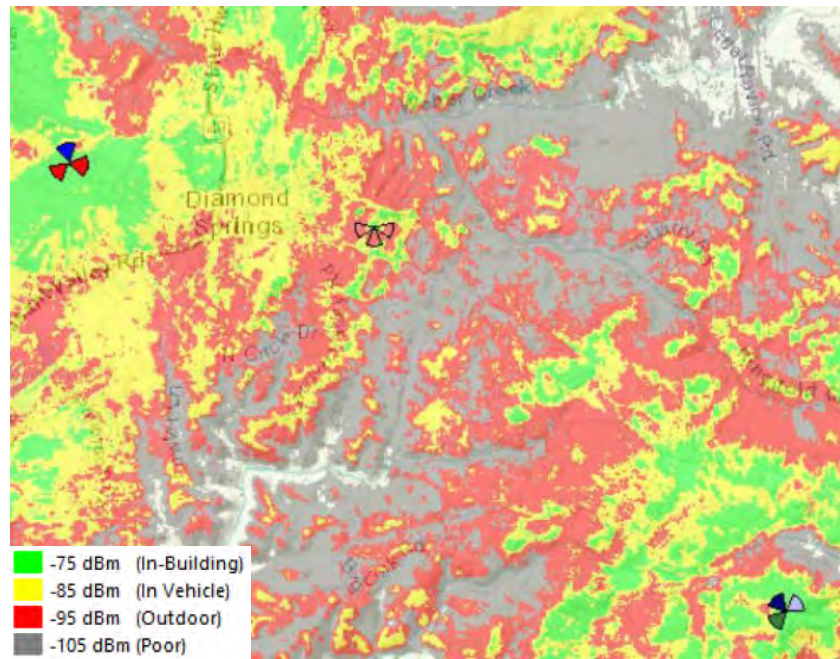
# Coverage Gap



## Coverage Gap

- 1.6 mile gap in coverage along Pleasant Valley Rd
- Little to no in building coverage in the area

*Existing 700 MHz Coverage*

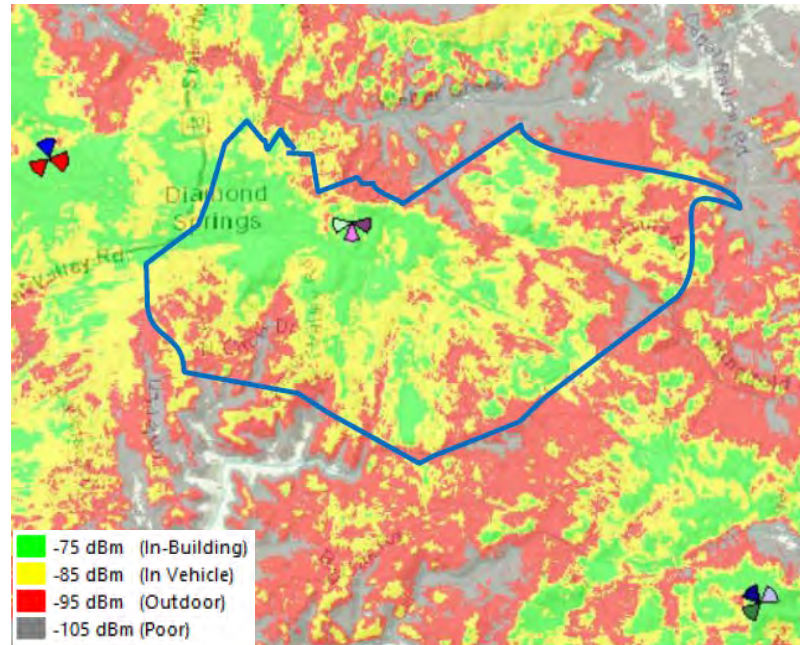


---

## Improved Service

- New in-building coverage along both sides of Pleasant Valley Road
- New in-vehicle service along local roadways

*Proposed 700 MHz Coverage*





---

# Photosimulations

- A high-resolution photo is taken
- The surrounding terrain is modeled from aerial photos, topographical data, and survey data, and the height of the facility is calculated
- The simulated model is superimposed on the original photo



---

# Photosimulations – View #1

*View from Pleasant Valley Road looking northeast, about 2000' away*



view from Pleasant Valley Road looking northeast at site  
Diamond Springs  
961 Pleasant Valley Road, Diamond Springs, CA  
Photosims Produced on 1-19-2024



---

## Photosimulations – View #2

*View from Pleasant Valley Rd looking northeast, about 800' away*



view from Pleasant Valley Road looking northeast at site  
Diamond Springs  
961 Pleasant Valley Road, Diamond Springs, CA  
Photosims Produced on 1-19-2024

# Photosimulations – View #3

*View from Pleasant Valley Rd looking northwest, about 1400' away*



view from Pleasant Valley Road looking northwest at site  
Diamond Springs  
961 Pleasant Valley Road, Diamond Springs, CA  
Photosims Produced on 1-19-2024

---

# Photosimulations – View #4

*View from off SR-49 looking east, about 4200' away*



view from Lime Kiln Road looking southeast at site  
Diamond Springs  
961 Pleasant Valley Road, Diamond Springs, CA  
Photosims Produced on 1-19-2024



---

# Complies with FCC Guidelines

- **EBI Consulting engineer confirmed that radio frequency exposure will be less than FCC public limit**
  - 6.86% at ground level
- **Denial based on RF exposure preempted by federal law (47 U.S.C. § 332(c)(7)(B)(iv))**



## Radio Frequency - Electromagnetic Energy (RF-EME) Jurisdictional Report

---

Site No. 451942  
Diamond Springs  
961 Pleasant Valley Road  
Diamond Springs, California 95619  
El Dorado County  
38° 41' 43.85" N, -120° 47' 50.58" W NAD83

EBI Project No. 6224000086  
January 16, 2024



Prepared for:  
Verizon Wireless  
c/o Complete Wireless Consulting, Inc.  
2009 V Street  
Sacramento, CA 95818



# Complies with County Noise Limits

- **Bollard Acoustical Consultants confirmed that noise will be less than County General Plan noise limits at the property line of the nearest residence**
  - Cabinet noise level no more than 35 dBA, less than 40 dBA nighttime hourly limit
  - Generator noise level no more than 52 dBA, less than 60 dBA daytime maximum limit
  - Generator runs only in emergencies and for 15-minutes twice per month for exercise



Environmental Noise Assessment


Diamond Springs Verizon Cellular Facility

El Dorado County, California  
BAC Job # 2023-167

Prepared For:  
Complete Wireless Consulting  
Attn: Jerry Agloro  
2009 V Street  
Sacramento, CA 95818

Prepared By:  
**Bollard Acoustical Consultants, Inc.**  
*Dario Gotchet*  
Dario Gotchet, Principal Consultant

January 30, 2024

 **BOLLARD**  
Acoustical Consultants

Bollard Acoustical Consultants, Inc. • P.O. Box 7968, Auburn, CA, 95604 • Phone: (530) 537-2328 • bacnoise.com

---

## Meets County Wireless Standards

- **Designed to facilitate future co-location** (§ 130.40.130(A)(1)(b))
  - *Tower and equipment area will have space for additional wireless carriers, minimizing need for additional towers in area*
- **Blends with the surrounding area, with stealth technology** (§ 130.40.130(D)(1))
  - *Tower disguised as pine tree, with faux branches enclosing antennas*
- **Allowed in Commercial General Zone** (§ 130.40.130(B)(6))
  - *Conditional Use Permit allows wireless facilities in commercial zones*



Verizon confidential and proprietary. Unauthorized disclosure, reproduction or other use prohibited.