

FROM THE PLANNING COMMISSION MINUTES OF OCTOBER 23, 2014

AGENDA ITEMS

5. (14-0767) Hearing to consider the construction of a wireless telecommunication facility consisting of a 65-foot mono-oak tower with 12 panel antennas, 2 microwave dishes, equipment shelter and related ground equipment [Special Use Permit S13-0014/AT&T Silva Valley Parkway Cellular Site (Mono-Oak)]* on property identified by Assessor's Parcel Number 121-190-35, consisting of 3.2 acres, in the Serrano El Dorado Hills Specific Plan area, submitted by AT&T Mobility; and staff recommending the Planning Commission take the following actions:

- 1) Adopt the Negative Declaration based on the Initial Study prepared by staff; and
- 2) Approve Special Use Permit S13-0014 based on the Findings and subject to the Conditions of Approval.

(Supervisory District 1) (Cont. 09-11-14, Item 3)

Joe Prutch distributed a Staff Memo dated October 22, 2014 recommending revisions to Condition 15 which would allow the Commission to move forward and take action on the project as the applicant was still working with adjacent property owners on civil matters. Since Parker Development did not want to go back to hearing until the issues had been resolved, the applicant was requesting a continuance to the December 11, 2014, meeting.

Alan Fink, applicant's agent, stated he was still trying to get buy-in from everyone and even if the Commission approved the project today, it would not move forward until that happened. He was fine with either continuing it to a date-specific or having the Commission take action today.

County Counsel David Livingston stated that ultimately it was the Commission's decision on how to proceed and they can get input from the applicant if they choose.

Chair Mathews closed public comment on the continuance request.

The Commission was in agreement to move forward and take action on the item today.

Chair Mathews re-opened public comment on the project.

There was no public comment.

Chair Mathews closed public comment.

There was no further discussion.

Motion: Commissioner Mathews moved, seconded by Commissioner Stewart, and carried (5-0), to take the following actions: 1) Adopt the Negative Declaration based on the Initial Study prepared by staff; and 2) Approve Special Use Permit S13-0014 based on the

Findings and subject to the Conditions of Approval as modified: (a) Amend Condition #15 as identified in the Staff Memo dated 10-22-14.

AYES: Ridgeway, Heflin, Shinault, Stewart, Mathews

NOES: None

[Clerk's Note: At the November 13, 2014 meeting, at staff's request, the Planning Commission's motion was clarified and amended to include a Staff Memo dated September 9, 2014, which had been presented at the September 11, 2014 meeting and had been the intent to be included in the motion.]

CLARIFIED/AMENDED MOTION:

Motion: Commissioner Heflin moved, seconded by Commissioner Stewart, and carried (5-0), to take the following actions: 1) Adopt the Negative Declaration based on the Initial Study prepared by staff; 2) Approve Special Use Permit S13-0014 based on the Findings and subject to the Conditions of Approval; 3) Approve the revisions to the Conditions of Approval as presented in the Staff Memo dated September 9, 2014; and 4) Approve the revisions to Condition of Approval #15 as presented in the Staff Memo dated October 22, 2014.

AYES: Ridgeway, Shinault, Stewart, Heflin, Mathews

NOES: None

This action can be appealed to the Board of Supervisors within 10 working days.