Staff Report

PLANNING DIVISION
DEPARTMENT of COMMUNITY and NEIGHBORHOODS

To: Administrative Hearing Officer, Salt Lake City Planning Division

From: David J. Gellner, AICP, Principal Planner
(801) 535-6107
david.gellner@slcgov.com

Date: May 23, 2019

Re: Conditional Use for a New Antenna Addition to an Existing Wall-Mounted Wireless Telecommunications Installation (PLNPCM2019-00158)

Conditional Use

PROPERTY ADDRESS: 1955 E. Stratford Avenue
MASTER PLAN: Sugar House Master Plan (2005)
ZONING DISTRICT: Institutional (I) zoning district

REQUEST: The petitioner, Don Shiveley representing AT&T, is seeking Conditional Use approval for a new parabolic antenna to be added to the existing wall-mounted telecommunications site located on the Redeemer Evangelical Lutheran Church located at 1955 E. Stratford Avenue. Per section 21A.40.090.E, since the antenna will extend above the wall line of the building, it is considered a roof-mounted antenna and must be approved as a Conditional Use in the Institutional (I) zoning district.

RECOMMENDATION/MOTION: Based on the information in this staff report, planning staff recommends that the Administrative Hearing Officer approve the proposed antenna addition to the existing wall-mounted telecommunications facility subject to the conditions listed below.

The following motion is provided in support of the recommendation*:*

> *Based on the findings and information listed in the staff report and the testimony and plans presented, I move that the Administrative Hearing Officer approve the requested conditional use application for the antenna addition filed under Planning application PLNPCM2019-00158 subject to the following conditions:*
>
> 1. *Any modifications to the approved plans after the issuance of a building permit must be specifically requested by the applicant and approved by the Planning Division prior to execution.*
> 2. *Applicant shall comply with all other department/division requirements.*

ATTACHMENTS:

A. Vicinity Aerial
B. Applicant's Narrative
C. Site and Facility Plans
D. Existing Conditions
E. Analysis of Standards
F. Public Process and Comments
G. Department Review Comments

PROJECT DESCRIPTION:

The petition is for a new parabolic antenna to be added to the existing wall-mounted telecommunications site already established on the Redeemer Evangelical Lutheran Church located at 1955 E. Stratford Avenue. Wall mounted antennas are a Permitted Use in the Institutional zone. Per section 21A.40.090.E of the Zoning Ordinance, since the antenna will extend above the wall line of the building, the proposed antenna is classified as "roof mounted" which is only allowed as a Conditional Use in the Institutional (I) zoning district.

Background

The subject property is approximately 1.66 acres in size and is used for a church. The proposed wireless facility will be located on the parapet wall and will extend approximately 6-feet above the parapet. The location of the facility in relation to Zoning Ordinance requirements is discussed in more detail below. The photographs below also show the location of the existing parapet where the antenna has been proposed.

KEY CONSIDERATIONS:
The key considerations were identified through the analysis of the project (Attachment E) and department review comments (Attachment G) and are discussed further in the following section of this report.

Consideration 1 – Visual and Neighborhood Impacts:
The property is used for a church, specifically the Redeemer Evangelical Lutheran Church. The church has an existing wall-mounted telecommunications site that is on the building's parapet. The top of the parapet wall sits 37-feet above grade with the existing antennas mounted at approximately 32-feet in elevation. The proposed antenna would extend 6-feet above the parapet wall which is considered a "roof-mounted" antenna per the definition in the Salt Lake City Zoning Ordinance.

The nearest residential structures are located on Preston Street to the west of the church so the greatest concern of visual impact would presumably be experienced on those properties. The existing antennas and parapet are however partially obscured by mature street trees along Preston making the antennas hard to see when there are leaves on the trees. The antenna dish is relatively small (approximately 2 feet by 3 feet in diameter) and will be located on a pole approximately 43-feet above the ground.

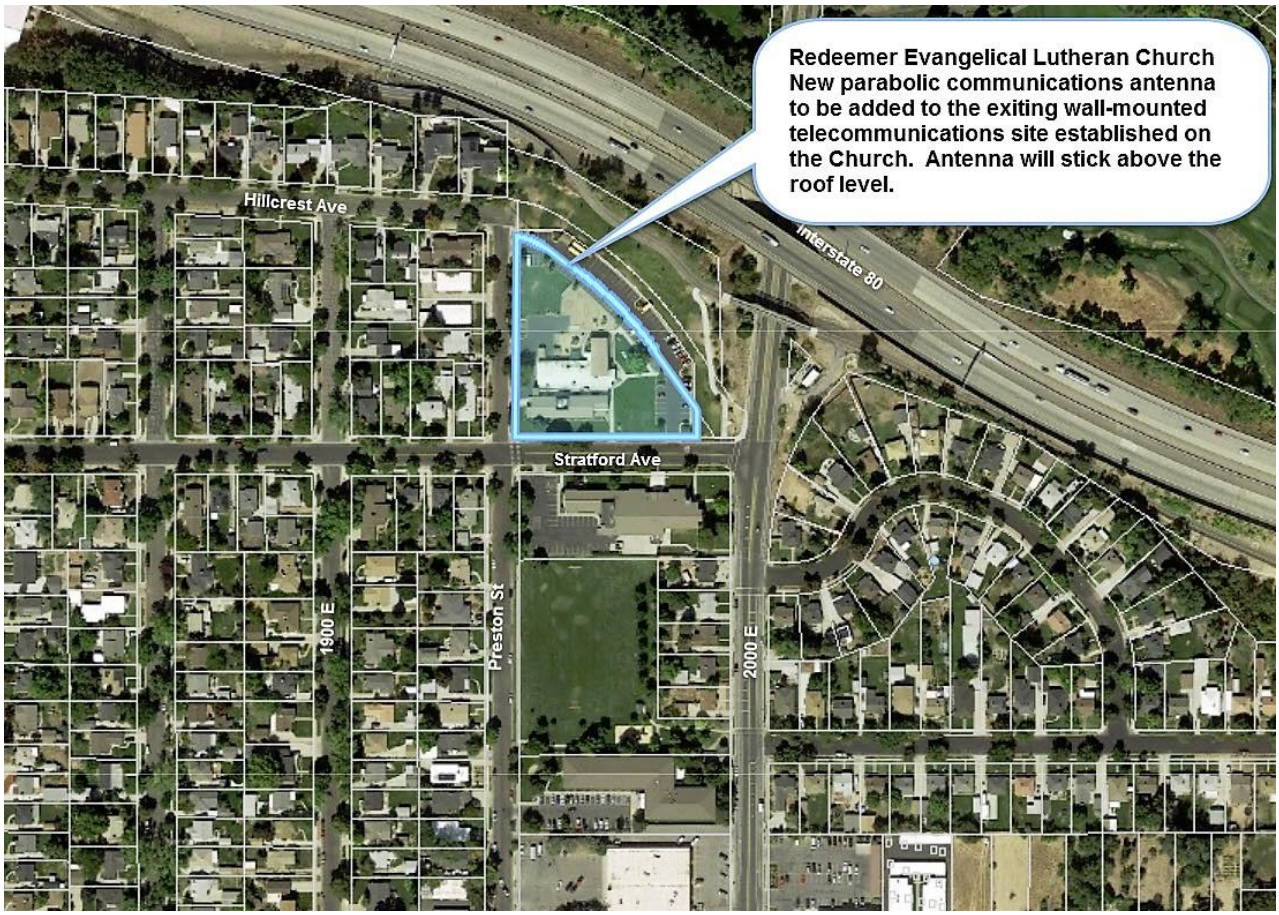
Given the proposed design and size of the antenna, it's location on a parapet adjacent to existing equipment, it's location approximately at a substantial distance above grade and the partial screening provided by the mature trees, no detrimental impacts either visually, or on other properties are anticipated from the proposed antenna.

DISCUSSION:
The proposed antenna is allowed as a conditional use in the Institutional (I) zoning district. The wireless antenna should be approved if reasonable conditions are proposed, or can be imposed, to mitigate the reasonably detrimental effects of the proposed use.

The proposed use meets the Conditional Use standards and Detrimental Effects Determination as analyzed and discussed in Attachment E of this report. No detrimental impacts are anticipated and as such, the conditional use should be approved by the Administrative Hearing Officer.

NEXT STEPS:
If the conditional use is approved, the applicant will be required to comply with all other department/division requirements and obtain all necessary building permits for the project.

ATTACHMENT A: VICINITY AERIAL



ATTACHMENT B: APPLICANT'S NARRATIVE

The following page contains the narrative provided by the applicant for the proposed project.

Conditional Use

SALT LAKE CITY PLANNING

OFFICE USE ONLY			
Project #: PLNPCM2019-00158	Received By: CHRIS EARL	Date Received: 2/19/2019	Zoning: I

Project Name: ROOFTOP ANTENNA

PLEASE PROVIDE THE FOLLOWING INFORMATION

Request: AT&T DESIRES TO ADD A PARABOLIC ANTENNA TO ITS EXISTING EQUIPMENT ALREADY AT THE EXISTING COMMUNICATION SITE. THE ANTENNA MUST BE LOCATED ABOVE THE EXISTING PARAPET WALL.

Address of Subject Property: 1955 E. STRATFORD AVE S.L.C.

Name of Applicant: DON SHIVELEY AT&T BY GENERAL DYNAMICS | Phone: [redacted]

Address of Applicant: 1152 W. 2400 S. SUITE C WEST VALLEY CITY UT 84119

E-mail of Applicant: [redacted] | Cell/Fax: [redacted]

Applicant's Interest in Subject Property:

☐ Owner ☐ Contractor ☐ Architect ☒ Other: TENANT

Name of Property Owner (if different from applicant): REDEEMER EVANGELICAL LUTHERAN CHURCH

E-mail of Property Owner: | Phone:

- **Please note** that additional information may be required by the project planner to ensure adequate information is provided for staff analysis. All information required for staff analysis will be copied and made public, including professional architectural or engineering drawings, for the purposes of public review by any interested party.

AVAILABLE CONSULTATION

- Planners are available for consultation prior to submitting this application. Please call (801) 535-7700 if you have any questions regarding the requirements of this application.

WHERE TO FILE THE COMPLETE APPLICATION

Mailing Address:	Planning Counter PO Box 145471 Salt Lake City, UT 84114	*In Person:*	Planning Counter 451 South State Street, Room 215 Telephone: (801) 535-7700

REQUIRED FEE

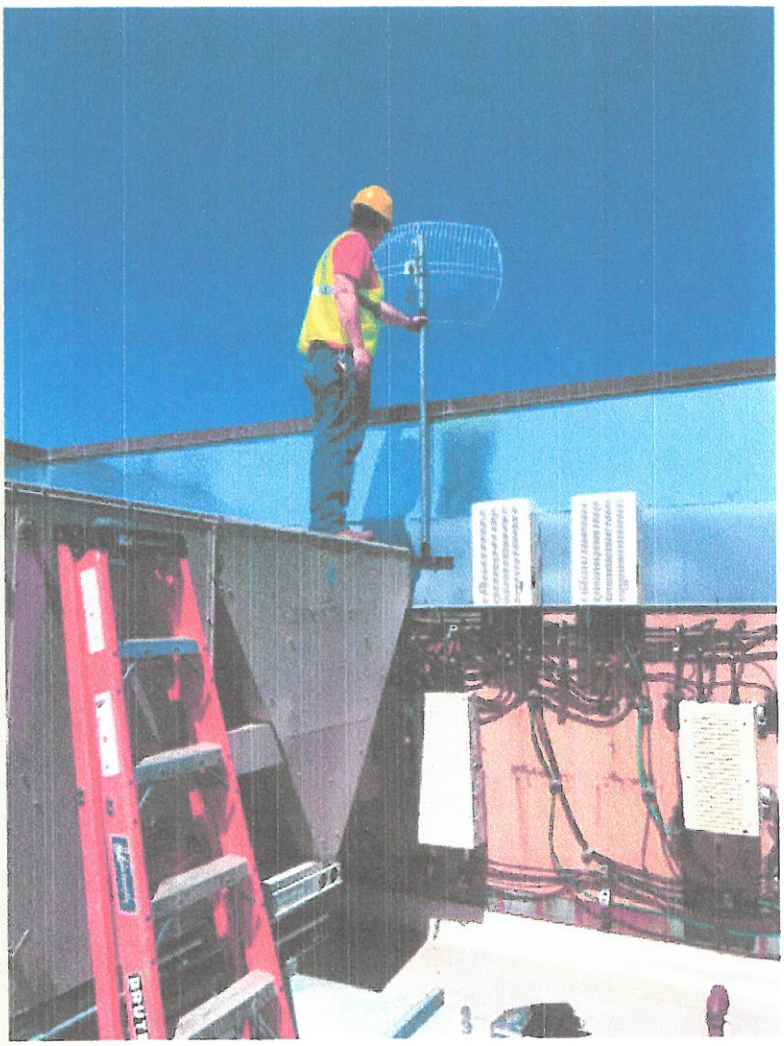
- Filing fee of **$758**
- Plus additional cost of postage for mailing notice.

SIGNATURE

- If applicable, a notarized statement of consent authorizing applicant to act as an agent will be required.

Signature of Owner or Agent: | Date: 2-18-19

Updated 7/1/17



Preferred location (1) of Donor Antenna (NW view mounted to existing antenna mount.)

ATTACHMENT C: SITE AND FACILITY PLANS

The following pages contain the site plans and wireless facility plans provided by the applicant for the proposed project.

SITE NAME:

ROSSLYN HEIGHTS

FA NUMBER: 10088386 **PTN NUMBER:** 3752A0F768

SALT LAKE COUNTY

EXISTING 37' ROOFTOP

CCI ECHO UPGRADE

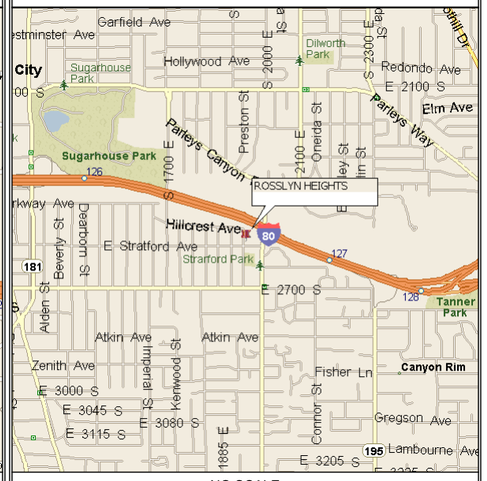
PROJECT SUMMARY

PROPERTY OWNER:	REDEEMER LUTHERAN CHURCH AND SCHOOL
TOWER OWNER:	REDEEMER LUTHERAN CHURCH AND SCHOOL
SITE NAME:	ROSSLYN HEIGHTS
SITE ADDRESS:	1955 E STRATFORD AVE SALT LAKE CITY, UT 84106
COUNTY:	SALT LAKE
ZONING JURISDICTION:	SALT LAKE COUNTY
NAD83	
LATITUDE:	40.7157800° N
LONGITUDE:	111.835420° W
GROUND ELEVATION:	4539' AMSL
CUSTOMER/ APPLICANT:	AT&T MOBILITY CORPORATION 4393 RIVERBOAT ROAD, SUITE 400 TAYLORSVILLE, UT 84123
OCCUPANCY TYPE:	UNMANNED
A.D.A. COMPLIANCE:	FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION

AREA MAP

NO SCALE

LOCATION MAP



NO SCALE

DRAWING INDEX

SHEET #	SHEET DESCRIPTION	REV. #
T-1	TITLE SHEET	0
GN-1	GENERAL NOTES	0
C-1	OVERALL SITE PLAN	0
C-1.1	ENLARGED SITE PLAN	0
C-2	TOWER ELEVATION	0
C-3	ANTENNA AZIMUTH PLAN	0
C-4	ANTENNA SPECIFICATIONS	0
C-5	EQUIPMENT SPECIFICATIONS	0
C-5.1	EQUIPMENT SPECIFICATIONS	0
C-6	EQUIPMENT SPECIFICATIONS	0
RF-1	REPEATER WIRING DIAGRAM	0

CONTACT INFORMATION

A&E FIRM:	B+T GROUP 2833 SW 119TH, SUITE B OKLAHOMA CITY, OK 73170
CONTACT:	PERRY KUYKENDALL
PHONE:	(405) 708-2507
SITE ACQ.:	ROXY COLETTE (425) 201-3736
RF ENGINEER.:	CHRIS LOO (801) 313-8356
CONST. MGR.:	ALEX LAWSON (385) 226-0954

DRIVING DIRECTIONS

DEPART SALT LAKE CITY INTERNATIONAL AIRPORT ON (N) TERMINAL DR. ROAD NAME CHANGES TO LOCAL ROAD. KEEP LEFT ONTO RAMP. TAKE RAMP (LEFT) ONTO I-80. TURN OFF ONTO RAMP. TAKE RAMP (LEFT) ONTO I-15 [I-80]. AT EXIT 304, TAKE RAMP (RIGHT) ONTO I-80. AT EXIT 126, TURN RIGHT ONTO RAMP. KEEP RIGHT TO STAY ON RAMP. BEAR RIGHT ONTO UT-181 [S 1300 E]. TURN LEFT ONTO E STRATFORD AVE. TURN LEFT ONTO PRESTON ST. ARRIVE AT ROSSLYN HEIGHTS.

A/E DOCUMENT REVIEW STATUS

TITLE	SIGNATURE	DATE
CONSTRUCTION MGR:		
AT&T RF ENGINEER:		
ZONING APPROVAL:		
SITE ACQUISITION:		
PROPERTY OWNER:		

STATUS CODE:		
1		ACCEPTED: WITH OR NO COMMENTS, CONSTRUCTION MAY PROCEED
2		NOT ACCEPTED: RESOLVE COMMENTS AND RESUBMIT

ACCEPTANCE DOES NOT CONSTITUTE APPROVAL OF DESIGN, CALCULATIONS, ANALYSIS, TEST METHODS OF MATERIALS DEVELOPED OR SELECTED BY THE SUBCONTRACTOR AND DOES NOT RELIEVE SUBCONTRACTOR FROM FULL COMPLIANCE WITH CONTRACTUAL OBLIGATIONS.

CODE COMPLIANCE

ALL WORK SHALL BE PERFORMED AND MATERIALS INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES:

CODE TYPE	CODE
BUILDING/DWELLING	IBC 2015
STRUCTURAL	IBC 2015
MECHANICAL	IMC 2015
ELECTRICAL	NEC 2017

PROJECT DESCRIPTION

THE PROPOSED PROJECT INCLUDES:

- INSTALL (1) NEW DONOR ANTENNA AT 43'.
- INSTALL (1) NEW 3-WAY POWER DIVIDER.
- INSTALL (3) NEW ECHO REPEATERS.
- INSTALL (3) NEW 1/2" COAX.

DO NOT SCALE DRAWINGS

ALL DRAWINGS CONTAINED HEREIN ARE FORMATTED FOR 11X17. CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

SEE SHEET GN-1 FOR ADDITIONAL CONSTRUCTION NOTES

CALL UTAH ONE CALL
(800) 662-4111
CALL 3 WORKING DAYS
BEFORE YOU DIG!

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

ROSSLYN HEIGHTS

1955 E STRATFORD AVE
SALT LAKE CITY, UT 84106

EXISTING ROOFTOP

PROJECT NO:	109799.007.01
CHECKED BY:	MDW

ISSUED FOR:

REV	DATE	DRWN	DESCRIPTION
A	10/30/18	JDP	PRELIMINARY REVIEW
0	11/6/18	GEH	CONSTRUCTION

B&T ENGINEERING, INC.

REGISTERED PROFESSIONAL ENGINEER
NO. 668296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER: T-1

REVISION: 0

COAXIAL ANTENNA CABLE NOTES:

1. TYPES AND SIZES OF THE ANTENNA FEEDLINES ARE BASED ON ESTIMATED LENGTHS. PRIOR TO ORDERING CABLE, CONTRACTOR SHALL VERIFY ACTUAL LENGTH BASED ON CONSTRUCTION LAYOUT AND NOTIFY THE PROJECT MANAGER IF ACTUAL LENGTHS EXCEED ESTIMATED LENGTHS.
2. CONTRACTOR SHALL VERIFY THE DOWNTILT OF EACH ANTENNA WITH A DIGITAL LEVEL.
3. CONTRACTOR TO CONFIRM FEEDLINE COLOR CODING PRIOR TO CONSTRUCTION. REFER TO "ANTENNA SYSTEM LABELING STANDARD" ND-00027 LATEST VERSION.
4. JUMPERS TO ANTENNAS FROM THE MAIN TRANSMISSION LINE WILL BE 1/2" DIA. SUPPORT JUMPERS AT A MAXIMUM OF 3'-0" INTERVALS.
5. FEEDLINES WILL BE SECURED TO THE DESIGNED SUPPORT STRUCTURE STARTING AT 12" FROM THE CONNECTOR THEN AT DISTANCES NOT TO EXCEED 3'-0" O.C.
6. CONTRACTOR MUST FOLLOW MANUFACTURER'S RECOMMENDATIONS REGARDING THE INSTALLATION OF FEEDLINES, CONNECTORS, AND ANTENNAS.
7. AT CONNECTORS, FEEDLINES SHALL BE STRAIGHT A MINIMUM OF 6" FOR 1/2" CONNECTIONS AND A MINIMUM OF 12" FOR CONNECTIONS > 1/2".
8. WEATHERPROOF ANTENNA CONNECTORS WITH BUTYL TAPE, BUTYL TAPE SHALL HAVE A MINIMUM OF ONE-HALF TAPE WIDTH OVERLAP ON EACH TURN. WEATHERPROOFING SHALL BE SMOOTH WITHOUT BUCKLING, NO BUTYL BLEEDING ALLOWED.
9. FEEDLINES SHALL NOT BE DAMAGED BY OVERBENDING. CONTRACTOR SHALL FOLLOW MANUFACTURER RECOMMENDATIONS FOR MAXIMUM SINGLE BEND RADIUS.
10. CONTRACTOR SHALL INSTALL DRIP LOOPS TO PREVENT WATER MIGRATION TO THE EQUIPMENT.

TORQUE REQUIREMENTS:

1. RF CONNECTIONS SHALL BE TIGHTENED BY A TORQUE WRENCH.
2. RF CONNECTIONS, GROUNDING HARDWARE AND ANTENNA HARDWARE SHALL HAVE A TORQUE MARK INSTALLED IN A CONTINUOUS STRAIGHT LINE FROM BOTH SIDES OF THE CONNECTION.
   A. RF CONNECTION: BOTH SIDES OF THE CONNECTOR.
   B. GROUNDING AND ANTENNA HARDWARE: ON THE NUT SIDE STARTING FROM THE THREADS TO THE SOLID SURFACE. EXAMPLE OF SOLID SURFACE: GROUND BAR, ANTENNA BRACKET METAL.
3. 8M ANTENNA HARDWARE SHALL BE TIGHTENED TO 9 LB-FT (12 NM)
4. 12M ANTENNA HARDWARE SHALL BE TIGHTENED TO 43 LB-FT (58 NM)
5. GROUNDING HARDWARE SHALL BE TIGHTENED UNTIL THE LOCK WASHER COLLAPSES AND THE GROUNDING HARDWARE IS NO LONGER LOOSE.
6. DIN TYPE CONNECTIONS SHALL BE TIGHTENED TO 18-22 LB-FT (24.4 - 29.9 NM)
7. N TYPE CONNECTIONS SHALL BE TIGHTENED TO 15-20 LB-IN (1.7 - 2.3 NM)

LTE RET AND COAXIAL CABLE INSTALLATION NOTES:

1. FOR BOTTOM JUMPERS (FROM THE MAIN FEEDLINE TO THE BTS CONNECTOR) LONGER THAN 15'-0" USE 7/8" COAX. FOR BOTTOM JUMPERS LESS THAN 15'-0" USE 1/2" EC4 OR APPROVED EQUAL.
2. FABRICATE JUMPERS TO ASSURE THAT THE 90" CONNECTOR IS 56" FROM THE FLOOR ALLOWING ENOUGH SLACK TO REACH ALL BTS (DUAMCO) CONNECTIONS IF CABINET IS NOT IN PLACE.
3. MOUNT PDU IN FIF RACK AND ASSURE THAT THE PREFABRICATED CONDUCTORS WILL REACH THE DESIGNATED TERMINATION POINTS.
4. SUPPLY AND INSTALL 6 AWG GROUNDING TO TELCO RACK FROM THE MAIN GROUNDING BUS SUPPLIED AND INSTALLED BY CONTRACTOR.
5. ALL TRUNK CABLES AND JUMPERS SHALL BE SIZED AS REQUIRED.
6. LIMIT OVERALL RET CABLE RUN TO LESS THAN 400 FT.
7. SUPPORT RET AISG COMM CABLE TO BE SUPPORTED USING 1/2" CLIPS WITH 3/8" RUBBER INSERT GROMMETS.
8. USE 6 AWG STRANDED COPPER THHN-2 GREEN INSULATED GROUNDING CONDUCTOR UNLESS OTHERWISE NOTED. CONNECT THE PCU TO EXISTING TELCO RACK GROUNDING BAR.
9. ROUTE CONDUITS IN CABLE TRAY OR EMT CONDUITS TO THE EXISTING +240VOC PCU OR +48VOC PCU PANELS. PROVIDE THE APPROPRIATE SIZE OF OVERCURRENT PROTECTION AND FOLLOW THE TERMINATION PROCEDURES IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.
10. TOWER MOUNT APPLICATION WILL DICTATE THE LENGTH OF CABLE TO BE USED.
11. AISG CABLES PROVIDE CONTROL AND POWER TO ELECTRICAL DOWN TILT DRIVES ON THE ANTENNAS.
12. THE CABLES ARE FACTORY ASSEMBLED WITH ONE MALE AND ONE FEMALE CONNECTOR ON EACH END. SUPPORT EVERY 18" USING TIE WRAPS SUITABLE FOR OUTDOOR USE. INSTALL DRIP LOOPS AT EVERY LOCATION WHERE WATER MAY ACCUMULATE.
13. NO TESTING OF THE CABLE IS REQUIRED.
14. NOT USED
15. DURING INSTALLATION, RECORD THE FOLLOWING INFORMATION FOR USE DURING THE COMMENCING PHASE:
    A. RET ACTUATOR/MOTOR SERIAL NUMBER
    B. ANTENNA SERIAL NUMBER
    C. LOCATION (SECTOR IN WHICH THE ANTENNA WILL OPERATE)
16. ANTENNA CONFIGURATION IS SHOWN DIAGRAMMATICALLY ONLY AS A REPRESENTATION.
17. IF A JUNCTION BOX WILL NOT BE USED AT THE TOP OF THE RET SYSTEM, IT IS RECOMMENDED THAT AN ADDITIONAL LIGHTNING PROTECTION UNIT BE INSTALLED AT THE TOP OF THE TOWER.
18. FOR RET CABLES 50 METERS OR LESS, THE AISG CABLE GROUNDING KIT IS NOT REQUIRED AT THE SHELTER END.
19. ALL RET CONNECTIONS SHALL BE WEATHERPROOFED. PREFERRED METHOD OF WEATHER PROOFING SHALL BE TO HEAT SHRINK ALL RET CONNECTIONS PER NG-136 RET GUIDELINES SECTION 3.3 AISG (RS 450) CABLE - "ALL CABLE CONNECTIONS REQUIRE WEATHERPROOFING."

ANTENNA CABLE AND ACCESSORY NOTES AND REQUIREMENTS:

1. GENERAL: PROVIDE ALL LABOR, EQUIPMENT, AND MATERIALS NECESSARY FOR RECEIVING, INSTALLING, TESTING, AND ADJUSTING ANTENNA CABLES FROM THE ANTENNA TO THE CONNECTIONS AT THE BASE TRANSCEIVER STATION (BTS). THIS SHALL INCLUDE ALL EQUIPMENT SHOWN OR REQUIRED FOR A COMPLETE OPERATING SYSTEM. ANTENNA, ANTENNA CABLES, CONNECTORS, AND FITTING SHALL BE THIRD PARTY FURNISHED COMPONENTS AS SHOWN ON THE BILL OF MATERIALS.
2. MATERIALS
   A. ANTENNA CABLES: AS SCHEDULED
   B. ANTENNA CONNECTORS: AS SCHEDULED
   C. CABLE HANGERS: INSTALLED AT MAXIMUM 4' SPACING
   D. GROUNDING KITS: AS SPECIFIED
3. INSTALLATION
   A. ANTENNA CABLE LENGTHS SHALL BE FIELD MEASURED. INSTALLER SHALL NOTIFY AT&T PRIOR TO PURCHASE OF CABLE OF THE OVERALL LENGTH REQUIRED.
   B. CABLES SHALL BE LABELED IN ACCORDANCE WITH AT&T ELECTRICAL MATERIALS AND METHODS SPECIFICATIONS.
   C. ALL CABLE CONNECTIONS OUTSIDE SHALL BE COVERED WITH WEATHERPROOFING TAPE.
   D. THE MINIMUM BENDING RADIUS FOR ALL ANTENNA CABLES SHALL BE AS SHOWN BELOW OR PER THE MANUFACTURER, WHICHEVER IS MORE CONSERVATIVE:

CABLE	IN AIR OR CABLE TRAY	IN CONDUIT
1/2"	5"	10"
7/8"	10"	18"
1-5/8"	20"	28"

   E. CABLES SHALL BE INSTALLED WITH THE MINIMUM NUMBER OF BENDS. CABLE SHALL NOT BE LEFT UNTERMINATED IN THE FIELD.
   F. GROUNDING KITS: AFTER INSTALLATION OF GROUND STRAPS, THE CONNECTIONS SHALL BE MADE WEATHER TIGHT USING WEATHERPROOF KITS AS IDENTIFIED ABOVE. GROUND PIGTAILS SHALL BE BROUGHT OUT IN THE DOWNWARD DIRECTION FROM THE CONNECTION TO THE ANTENNA CABLE WITHOUT ANY SHARP BENDS (MINIMUM RADIUS 10") AND CONNECTION SHALL BE MADE TO GROUNDING SYSTEM.

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

ROSSLYN HEIGHTS

1955 E STRATFORD AVE
SALT LAKE CITY, UT 84106

EXISTING ROOFTOP

PROJECT NO:	109799.007.01
CHECKED BY:	MDW

ISSUED FOR:

REV	DATE	DRWN	DESCRIPTION
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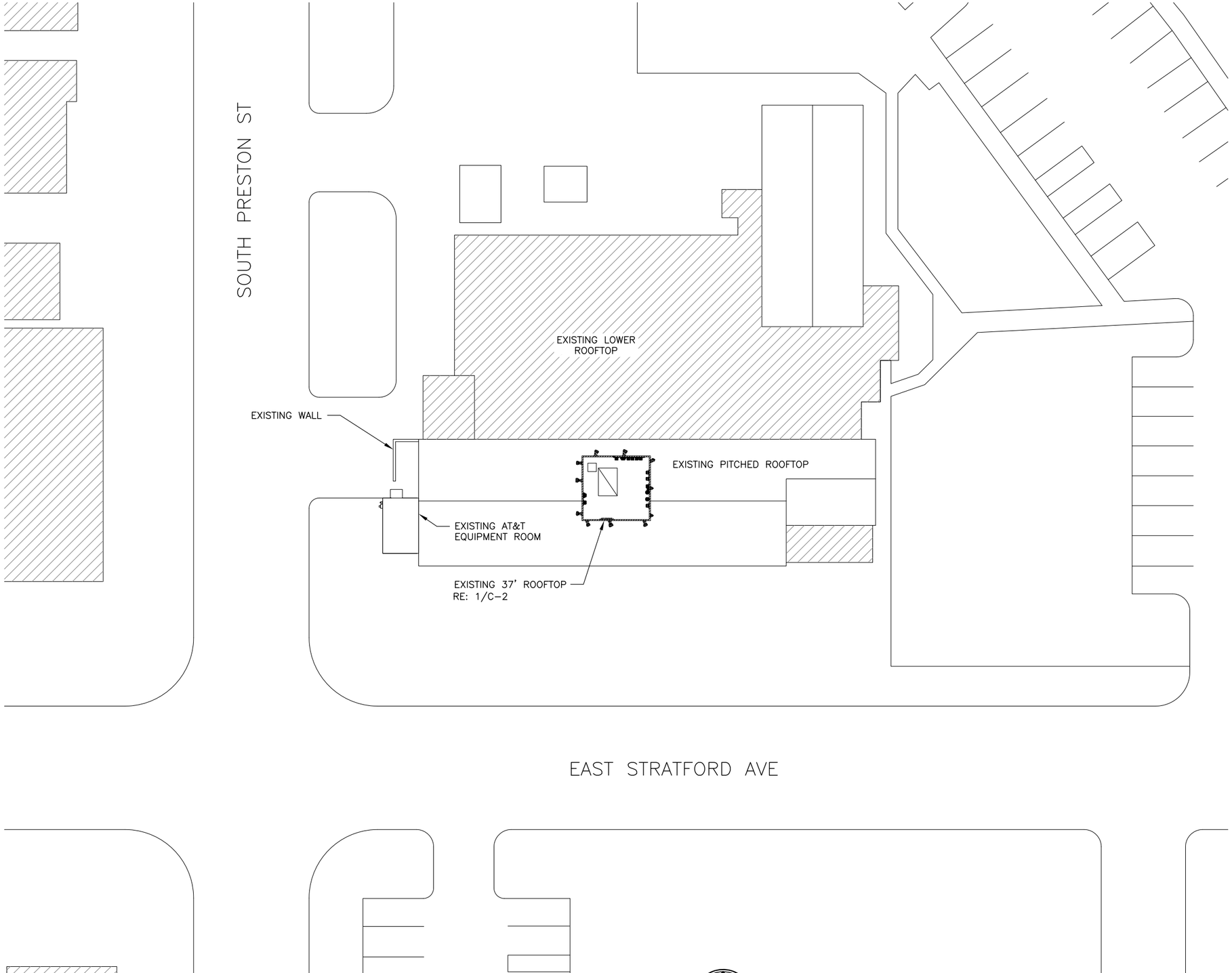
B&T ENGINEERING, INC.

REGISTERED PROFESSIONAL ENGINEER
NO. 668296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER: GN-1

REVISION: 0



1 OVERALL SITE PLAN

SCALE: 0' 15' 30' 45' 60' 1"=30'

N

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

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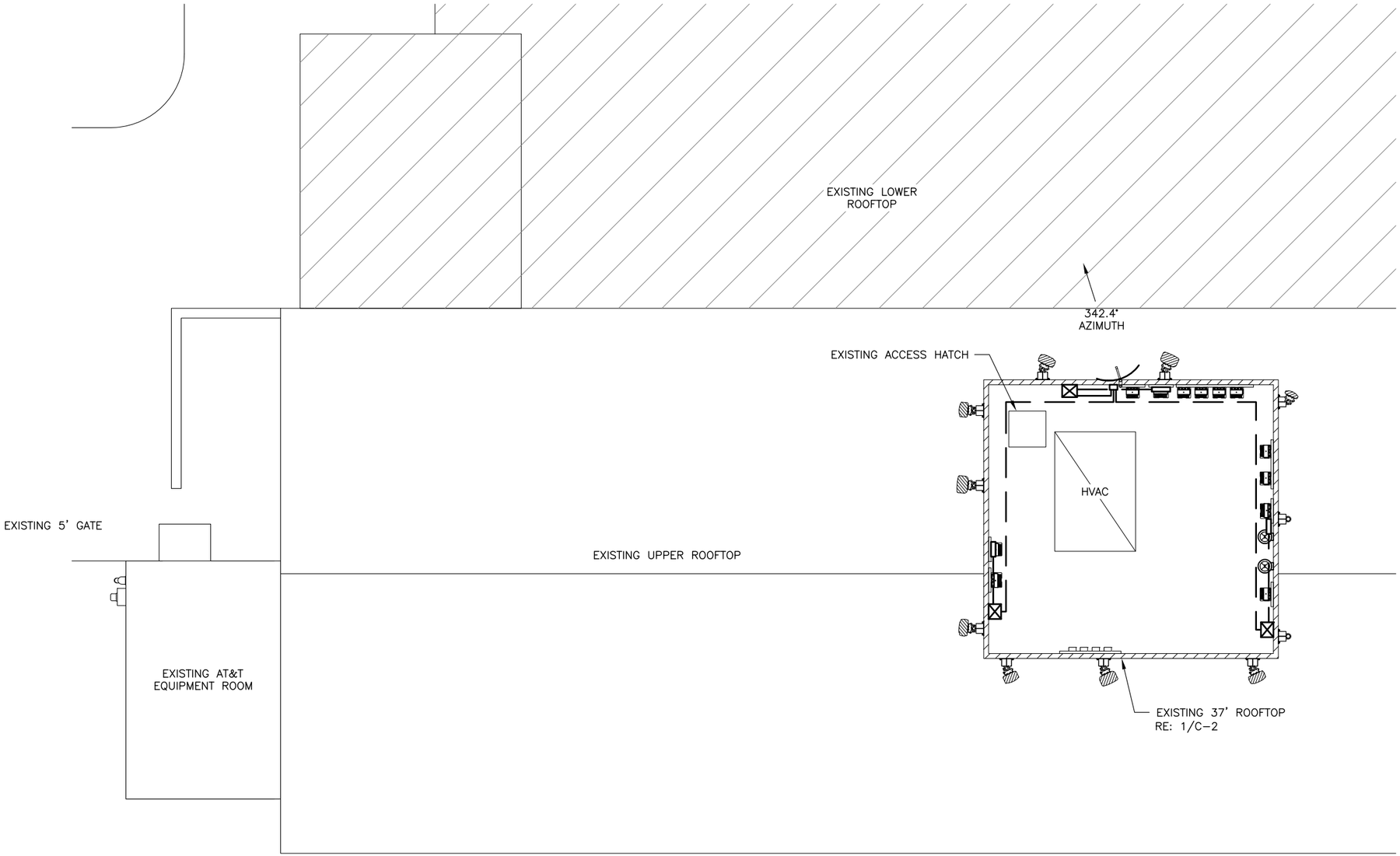
SHEET NUMBER:	REVISION:
C-1	0



1 ENLARGED SITE PLAN

SCALE: 0' 1' 5' 10' 20'

N

B+T GRP

AT&T

GENERAL DYNAMICS

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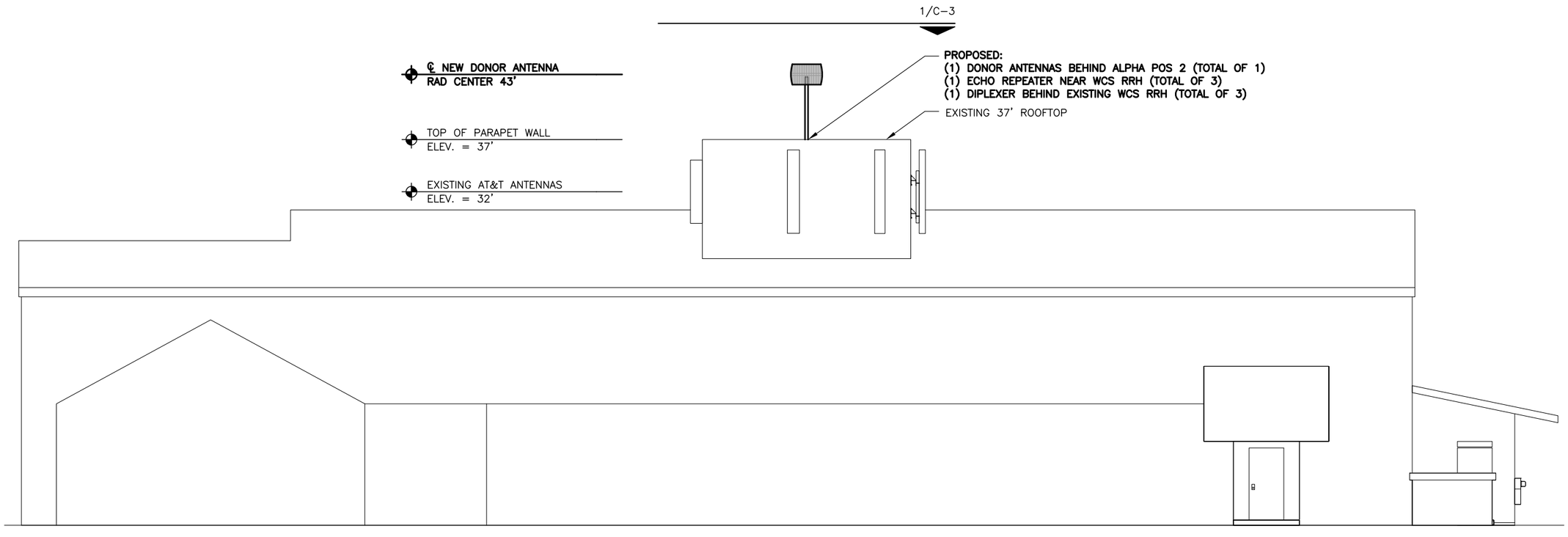
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER:	REVISION:
C-1.1	0

STRUCTURAL ANALYSIS NOTE:

REFER TO STRUCTURAL ANALYSIS OR STRUCTURAL LETTER FOR APPROVAL OF ADDITIONAL NEW APPURTENANCES.



1 FINAL TOWER NORTH ELEVATION
SCALE: N.T.S.

B+T GRP

AT&T

GENERAL DYNAMICS

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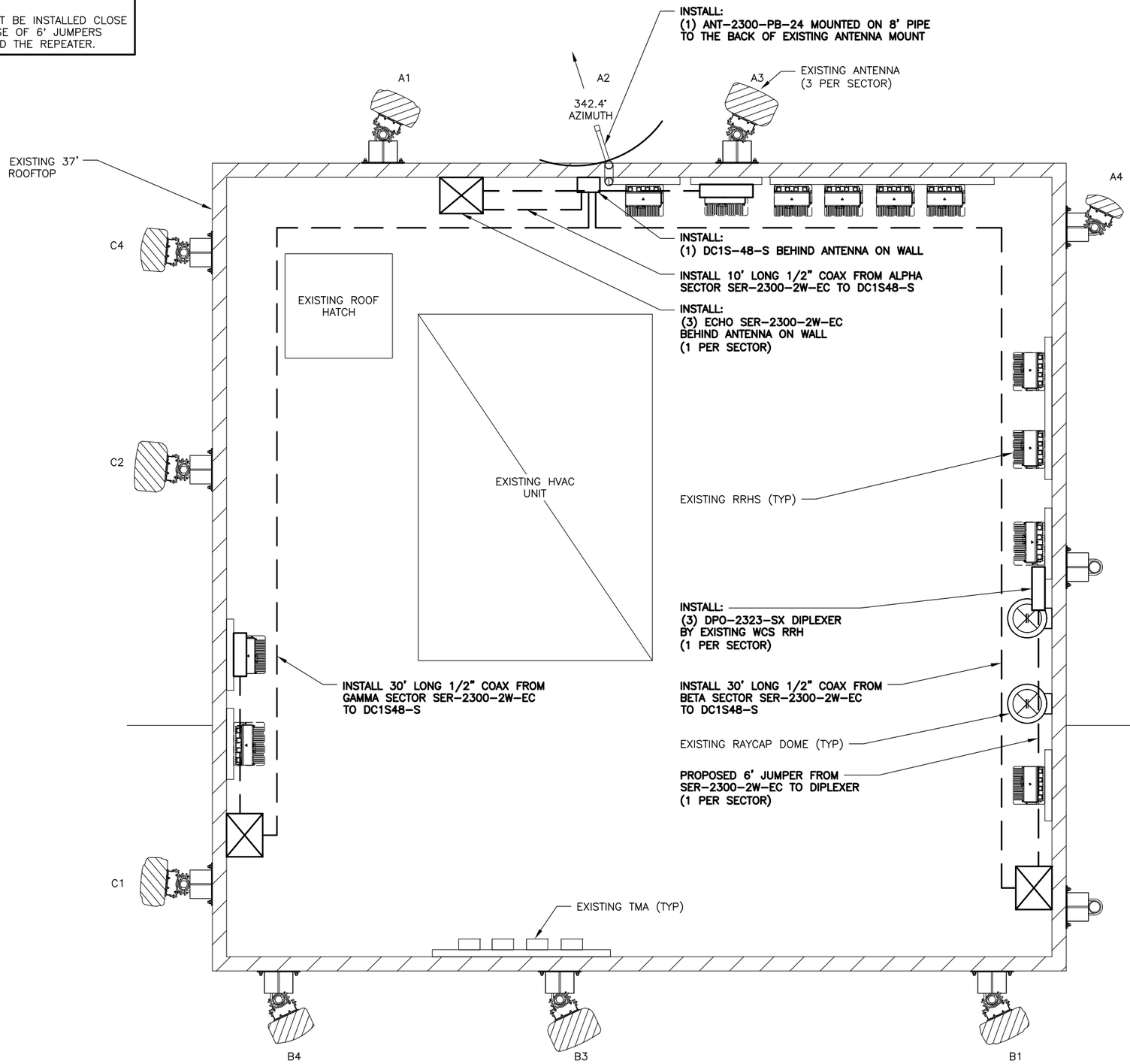
NO. 6681296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER:	REVISION:
C-2	0

CONSTRUCTION NOTE:

ECHO ERMS REPEATER MUST BE INSTALLED CLOSE ENOUGH TO PERMIT THE USE OF 6' JUMPERS BETWEEN THE WCS RRH AND THE REPEATER.



1 FINAL ANTENNA AZIMUTH PLAN

SCALE: N.T.S.

B+T GRP

AT&T

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REGISTERED PROFESSIONAL ENGINEER
NO. 6681296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER: C-3

REVISION: 0

Antennas

SPECIFICATIONS

Parabolic Antenna for "ECHO" Repester

ANT-2300-PB-24

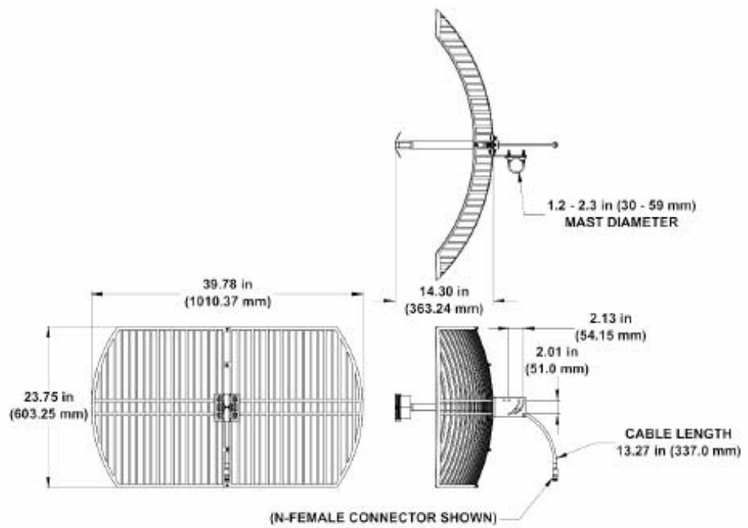
Electrical

Ports	1 x 2300 Band Port
Frequency Range	2324.54-2341.285 MHz
Gain	24 dBi
HPBW/H	13°
HPBW/V	9.5°
Voltage Standing Wave Ratio(VSWR)	< 1.5:1
Passive Intermodulation (2x20W)	≤ -150 dBc?
Input Power Continuous Wave (CW)	100 watts
Polarization	Vertical or Horizontal
Input Impedance	50 ohms
Lightning Protection	DC Short

Mechanical

Dimensions (LxWxD)	40.2x23.6x15.0 in (1021x600x380 mm)
Survival Wind Speed	> 134 mph (> 216 kph)
Weight	5.15 lbs (2.3 kg)
Operating Temperature	-40° C to +65° C
Connector	1 x N-female
Cable Length	15 inch
Mounting Pole	1.2 to 2.0 in (30 to 50 mm)

Outline Drawing



1 ANTENNA SPECIFICATIONS

SCALE: N.T.S.

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

ROSSLYN HEIGHTS

1955 E STRATFORD AVE
SALT LAKE CITY, UT 84106

EXISTING ROOFTOP

PROJECT NO:	109799.007.01
CHECKED BY:	MDW

ISSUED FOR:

REV	DATE	DRWN	DESCRIPTION
A	10/30/18	JDP	PRELIMINARY REVIEW
0	11/6/18	GEH	CONSTRUCTION

B&T ENGINEERING, INC.

REGISTERED PROFESSIONAL ENGINEER
NO. 668-296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER: C-4

REVISION: 0

Amplifiers

SPECIFICATIONS — 2W SDARS ECHO Repeater — SER-2300-2W-EC

Electrical

RF Parameters	Specification (Sirius Band)	Specification (XM Band)
Frequency Range	2326.25 MHz ±2.006 MHz	2338.755 MHz ±2.53 MHz
Max. Amplifier Gain	93 dB Typ.	93 dB Typ.
Gain Flatness*	±3.0 dB	±3.0 dB
Manual Gain Control		
Attenuation Range	30 dB	30 dB
Step Size	1.0 dB	1.0 dB
Max. Composite Output Power	+33 dBm	
Peak-to-Average	6 dB min. @ 0.1% CCDF	
Output Power Coupler Port	-40 dBc ±0.5 dB	
Automatic Level Control (ALC)		
Output Power Set Point	+33 dBm Typ.	
Attenuation Range	31 dB	
Step Size	0.5 dB	
ACPR		
2336.125 MHz/2336.725 MHz (HB)	24 dB Min.	
2341.385 MHz/2340.785 MHz (HB)	24 dB Min.	
2324.744 MHz/2324.144 MHz (LB)	24 dB Min.	
2327.756 MHz/2328.356 MHz (HB)	24 dB Min.	
In-Band/In-Channel Emissions (IBIC)	21 dB Min.	
In-Band/Out-of-Channel Emissions (IBOC)		
2337.490 MHz/2333.515 MHz (HB)	34 dB Min.	
2337.490 MHz/2335.255 MHz (HB)	30 dB Min.	
2340.020 MHz/2342.255 MHz (HB)	30 dB Min.	
2337.490 MHz/2343.995 MHz (HB)	41 dB Min	
2326.250 MHz/2322.138 MHz (LB)	35 dB Min.	
2326.250 MHz/2330.362 MHz (LB)	34 dB Min.	
Out-of-Band Emissions (OOBE)	≤ -90 dBW/MHz (≤ -75 dBW/MHz)**	
VSWR (Return Loss)	1.5:1 Max. (14 dB Min.)	
	*Relative to Input	
	** ≥ 2W EIRP w/ DPO-2323-Sx Diplexer (<2W EIRP w/o DPO-2323-Sx)	

General Characteristics	
Impedance	50 ohms
Operating Voltage	±48 VDC
Nominal Current at Rated Power	1A @ ±48 VDC
Monitoring and Alarm Interface	Dry Contact Relay

Environmental

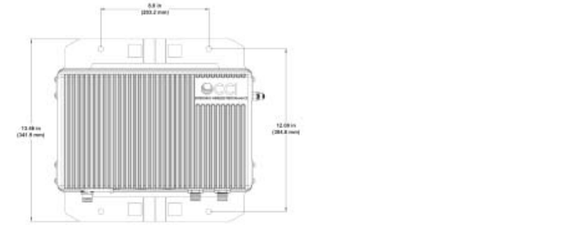
Operating Temperature	-40˚C to +65˚C
Enclosure	NEMA 4X Weather Proof
MTBF	>500,000 hours

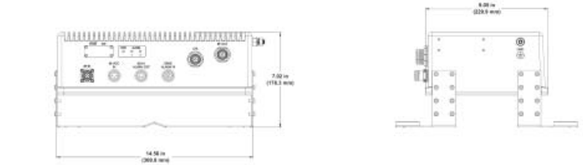
Amplifiers

SPECIFICATIONS — 2W SDARS ECHO Repeater — SER-2300-2W-EC

Mechanical

RF Connectors	3 x 4.3-10 female
DC Input Connector	Amphenol C091D Series 3 pin receptacle
Alarm Connector	Amphenol 4 pin C09131G100 Series
ECHO Repeater Monitoring System (ERMS) Connector	Amphenol 6 pin C09131G100 Series
Dimensions (w/Brackets)(HxWxD)	14.56 x 13.46 x 7.02 in. (369.8 x 341.9 x 178.3 mm)
Weight	20.75 lbs (9.45 kg)
Mounting	Included Mounting Bracket accommodates mounting of the optional WCS/SXM Diplexer; Pole Mount Kit Supplied for Utility Pole Installation





SER-2300-2W-EC Outline Drawing

1 SER-2300-2W-EC SPECIFICATIONS

SCALE: N.T.S.

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

ROSSLYN HEIGHTS

1955 E STRATFORD AVE
SALT LAKE CITY, UT 84106

EXISTING ROOFTOP

PROJECT NO:	109799.007.01
CHECKED BY:	MDW

ISSUED FOR:

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0	11/6/18	GEH	CONSTRUCTION

B&T ENGINEERING, INC.

REGISTERED PROFESSIONAL ENGINEER
NO. 6681296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER: C-5

REVISION: 0

Filters & Combiners

SPECIFICATIONS — WCS (A & B Band)/SDARS Band Diplexer — DPO-2323-Sx

Electrical

RF Parameters	Ports	Frequency(MHz)	Specification
Return Loss	COMMON	2305 - 2315	18 dB min., 20 dB Typ.
		2324.54 - 2341.285	18 dB min., 20 dB Typ.
		2350 - 2360	18 dB min., 20 dB Typ.
	SXM	2324.54 - 2341.285	18 dB min., 20 dB Typ.
	WCS	2305 - 2315	18 dB min., 20 dB Typ.
		2350 - 2360	18 dB min., 20 dB Typ.
Insertion Loss	COMMON to SXM	2324.54 - 2341.285	0.8 dB typ., 1.25 dB max.
	COMMON to WCS	2305 - 2315	0.8 dB typ., 1.25 dB max.
		2350 - 2360	0.8 dB typ., 1.25 dB max.
Isolation	COMMON to WCS	2324.54 - 2341.285	60 dB min.
	COMMON to SXM	2305 - 2315	60 dB min.
		2350 - 2360	60 dB min.

General Characteristics	
Impedance	50 ohms
Continuous Average Power	200 W max. (all ports)
Peak Envelope Power	1 kW max. (all ports)
Intermodulation Performance(all ports)	<-117 dBm (-160 dBc) typical (2 x +43 dBm tones) all bands
DC/AISG Pass current (AWS or PCS port to COMMON port)	3A/AISG signal (2.176 Mhz) per AISG 2.0

Environmental

Operating Temperature	-40˚C to +65˚C
Enclosure	IP67 (Unit Body), IP68 (Connector)
MTBF	>500,000 hours
Lightning Protection	8/20us, ±10KA max, 10 strikes per IEC61000-4-5

Mechanical

Connectors	3 x 4.3-10 female long neck
Dimensions - (w/o connectors & panel)(HxWxD)	9.84 x 13.22 x 1.95 in. (250.0 x 335.0 x 49.4 mm)
Dimensions - (with connectors & panel)(HxWxD)	13.46 x 13.60 x 2.45 in. (342.0 x 345.2 x 62.1 mm)
Weight	19.8 lbs (9 kg)
Mounting	Pole/Wall Mount

1 DPO-2323-Sx DIPLEXER SPECIFICATIONS
SCALE: N.T.S.

Amplifiers

SPECIFICATIONS — ECHO Repeater Monitoring System — ECHO-ERMS

Electrical

RF Parameters	Specification (Sirius Band)	Specification (XM Band)
Frequency Range	2326.25 MHz ±2.006 MHz	2338.755 MHz ±2.53 MHz
Input Range	-10 dBm to -50 dBm	
VSWR (Return Loss)	1.5:1 Max. (14 dB Min.)	
Impedance	50 ohms	

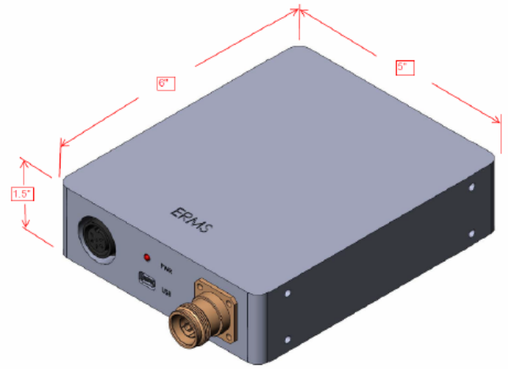
General Characteristics	
Operating Voltage	+7 VDC
Nominal Current at Rated Power	1A @ +7 VDC
Monitoring and Alarm Interface	RS-232

Environmental

Operating Temperature	-40˚C to +65˚C
Enclosure	NEMA 4X Weather Proof
MTBF	>500,000 hours

Mechanical

RF Connectors	1 x 4.3-10 female
ECHO Repeater Connector	Amphenol 6 pin C09131G100 Series
Event Recorder Interface	Micro USB
Dimensions (w/o Mtg. Brackets or Connectors)(HxWxD)	6.0 x 5.0 x 1.5 in. (152.4 x 127.0 x 38.1 mm)
Weight	3.0 lbs (1.4 kg)
Mounting	Mounting Ears for Surface Mount Installation; Mount Kit Supplied for piggyback Installation on ECHO Repeater



ECHO-ERMS Outline Drawing

Pin Number	Signal	Description
1	RS-232	ECHO Repeater to ERMS
2	RS-232	ERMS to ECHO Repeater
3	Shutdown +5V TTL	Used by ERMS to Turn Off Repeater
4	TTL Ground	Supplied by ERMS
5	+7 VDC	Supplied by ECHO Repeater to power ERMS
6	Common	Ground Supplied by ECHO Repeater

ECHO Repeater Monitoring System (ERMS) Connector Pinout

1 ECHO ERMS MONITOR SPECIFICATIONS
SCALE: N.T.S.

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

ROSSLYN HEIGHTS

1955 E STRATFORD AVE
SALT LAKE CITY, UT 84106

EXISTING ROOFTOP

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B&T ENGINEERING, INC.

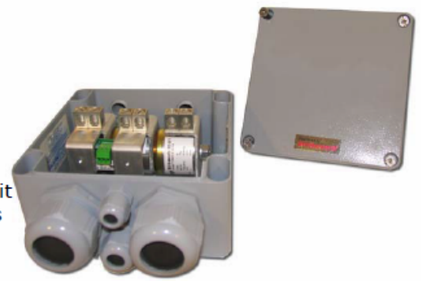
REGISTERED PROFESSIONAL ENGINEER
NO. 668296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER: C-5.1
REVISION: 0

DC1S-48-S

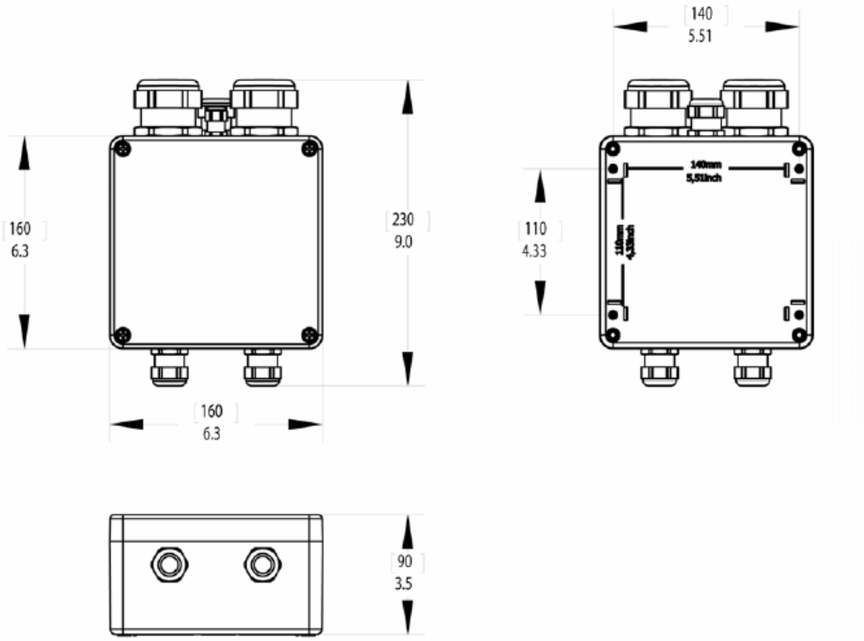
DC Surge Suppression Solution

The DC1S-48-S surge protector is designed to provide surge protection for the DC power circuits for today's third and fourth generation distributed architecture radio systems. The DC1S-48-S provides -48 V to return and return to ground protection for a single 48 VDC circuit.



FEATURES

- Provides protection for a single 48 VDC circuit
- Robust DC surge protection of 60 kA 8/20 µs
- IEC 61643-1 Class II Protection
- NEMA 4/IP67 Rated Enclosure
- Form C relay contacts



DC1S-48-S

DC Power Surge Protection

Electrical Specifications	
Model Number	DC1S-48-S
Protector Type	IEC 61643-1 Class II
Nominal Operating Voltage	48 VDC
Protection Modes	-48 V to Return, Return to Ground
Nominal Discharge Current (I_n)	20 kA 8/20 µs
Maximum Discharge Current (I_{max}) per NEMA LS-1	60 kA 8/20 µs
Maximum Continuous Operating Voltage (U_c)	75 VAC, 100 VDC
Voltage Protection Level (U_p)	500 V

Mechanical Specifications	
Suppression Connection Method	Compression lug, #14 to #2 AWG
Weight	8 lbs.
Storage Temperature	-70° C to +80° C
Operating Temperature	-40° C to +80° C
Environmental Rating	NEMA 4/IP67

The Strikesorb modules are fully Recognized to UL 1449 3rd Edition (September 29, 2009) Safety Standard, meeting all intermediate and high current fault requirements to facilitate use in OEM applications.

In addition, Strikesorb modules are compliant to the following Surge Protection Device (SPD) Standards:

- –ANSI/UL 1449 – 3rd Edition
- –IEEE C62.41
- –NEMA LS 1, IEC 61643-1:2005 2nd Edition 2005
- –IEC 61643-12
- –EN 61643-11 2002 (Including A11:2007)

They are CE labeled accordingly.

GS-07F-0435V

Certified to ISO 9001:2000

TÜV Rheinland of North America

Raycap

REV 010410

Raycap, Inc. 806 W. Clearwater Loop • Post Falls • Idaho • 83854 • USA
Phone 208.777.1166 • Toll Free 800.890.2569 • Fax 208.777.4466 • www.raycapsurgeprotection.com

1 RAYCAP SPECIFICATIONS
SCALE: N.T.S.

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

ROSSLYN HEIGHTS

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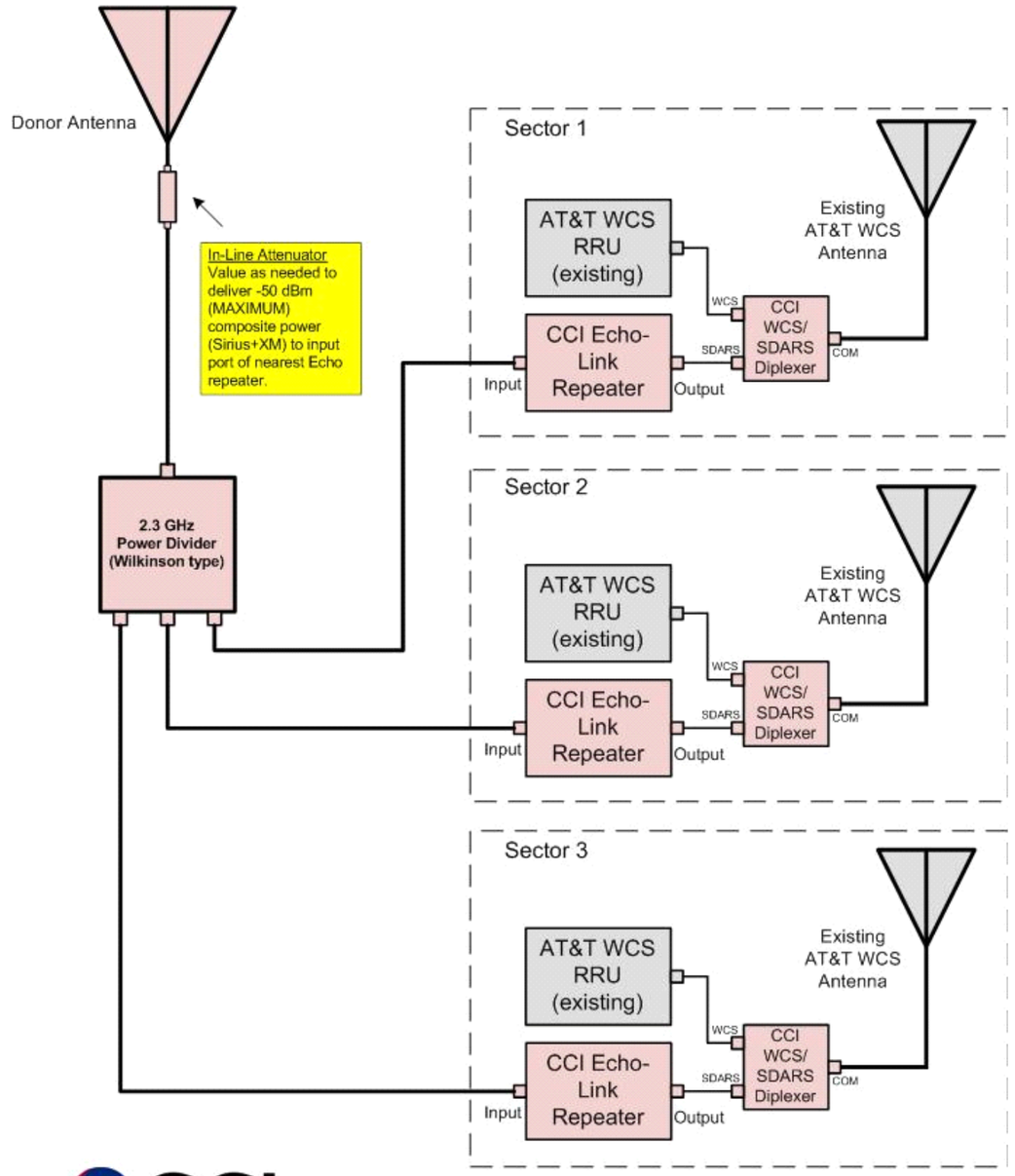
B&T ENGINEERING, INC.

REGISTERED PROFESSIONAL ENGINEER
NO. 668296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER: C-6

REVISION: 0

Three-Sector CCI Echo Repeater Configuration for WCS/SXM Combination on Existing Sector Panel Antenna



CCI
EXTENDING WIRELESS PERFORMANCE

L. Muscato – 07 July 2018

1 REPEATER WIRING DIAGRAM

SCALE: N.T.S.

B+T GRP

AT&T

GENERAL DYNAMICS

FA: 10088386

ROSSLYN HEIGHTS

1955 E STRATFORD AVE
SALT LAKE CITY, UT 84106

EXISTING ROOFTOP

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B&T ENGINEERING, INC.

REGISTERED PROFESSIONAL ENGINEER
NO. 6681296-2202
JOHN W. KELLY III
STATE OF UTAH
11/6/18

SHEET NUMBER:	REVISION:
RF-1	0

ATTACHMENT D: EXISTING CONDITIONS

Adjacent Land Uses and Zoning

- North and Northeast: OS – Open Space – Hillcrest Park and Interstate 80
- South: R-1/7000 – A church and additional OS – Open Space to the south of that used for a park.
- East: R-1/7000 – Single family residential development
- West: R-1/7000 – Single family residential development

The property is located in a largely residential area south of I-80. The general area is zoned R-1/7000 (Single-Family Residential) with some OS (Open Space) zoning to the north and north-east, adjacent to the Interstate 80 corridor. Adjacent properties have been developed for single-family residential uses, with another church immediately south of the subject property and Hillcrest Park to the north and north-east between the subject property and I-80.

Applicable Master Plan Policies

The property is included within the Sugar House Master Plan adopted in 2005. The Master Plan does not address matters related to wireless telecommunication equipment but wireless antennas are allowed uses in all zoning districts. Because this specific proposal must be reviewed as a Conditional Use, if the proposal meets all of the conditions and standards listed, it should be considered as meeting this standard.

The proposed use does not conflict with the Master Plan and the existing character of the area.

Staff finds that wireless antennas are common in residential neighborhoods where they are needed to provide connectivity to residents of the area. Though the antenna will protrude above the parapet, this addition will not create a substantial change in comparison to the equipment that already exists on the site. The proposal is generally compatible with the nature of the area.

Salt Lake City Zoning Ordinance Provisions

21A.40.090: ANTENNA REGULATIONS:
E. Wireless Telecommunications Facilities
Roof mounted antennas in the I – Institutional zoning district require Conditional Use approval.

b. Roof Mounted Antenna: The following provisions apply to roof mounted antennas:
(1) Roof mounted antennas shall be allowed on top of existing penthouses or mechanical equipment rooms and shall not extend more than eight feet (8') above the existing roofline of the penthouse or mechanical equipment room.

21A.62.040: DEFINITIONS
ANTENNA, ROOF MOUNTED: An antenna or series of individual antennas mounted on a flat roof, mechanical room or penthouse of a building.

ATTACHMENT E: ANALYSIS OF STANDARDS

21A.54.080 Standards for Conditional Use

Approval Standards: A conditional use shall be approved unless the planning commission, or in the case of administrative conditional uses, the planning director or designee, concludes that the following standards cannot be met:

Standard	Finding	Rationale
1. The use complies with applicable provisions of this title	**Complies**	**See detailed analysis below.**
2. The use is compatible, or with conditions of approval can be made compatible, with surrounding uses	**Complies**	**See detailed analysis below.**
3. The use is consistent with applicable adopted city planning policies, documents, and master plans	**Complies**	**See detailed analysis below.**
4. The anticipated detrimental effects of a proposed use can be mitigated by the imposition of reasonable conditions	**Complies**	**See detailed analysis below.**

21A.54.080 Standards for Conditional Use

Approval Standards: A conditional use shall be approved unless the planning commission, or in the case of administrative conditional uses, the planning director or designee, concludes that the following standards cannot be met:

1. The use complies with applicable provisions of this title

Analysis: The proposed wireless facility will be constructed on a property in the I – Institutional zoning district. Roof-mounted antennas are allowed as a Conditional Use in the Institutional zone.
Finding: The proposal complies with the applicable provisions of the Salt Lake City Zoning Ordinance, provided that the request meets any conditions recommended as part of this staff report.

2. The use is compatible, or with conditions of approval can be made compatible, with surrounding uses;

Analysis: Staff finds that wireless antennas are common in residential neighborhoods where they are needed to provide connectivity to residents of the area. The church has an existing wall-mounted telecommunications site that is on the building's parapet and this antenna would be located in the same area although it would protrude past the parapet. The existing antennas and parapet are however partially obscured by mature street trees along Preston Street. In addition, the antenna dish is relatively small (approximately 2 feet by 3 feet in diameter) and will be located on a pole at a substantial distance above the ground. The proposal is generally compatible with the nature of the area.

Finding:
Given the proposed design and size of the antenna, it's location on a parapet adjacent to existing equipment, it's location approximately 43-feet off grade and the screening provided by the mature trees, no detrimental impacts either visually, or on other properties are anticipated from the proposed antenna.

3. The use is consistent with applicable adopted city planning policies, documents, and master plans; and

Analysis: The Sugar House Master Plan does not specifically address the issue of wireless antennas although they are common in many residential areas and allowed in all zoning districts.

Finding: The use is consistent with the adopted Master Plan and the existing character of the area. The proposed use is listed as a conditional use in this zoning district.

4. The anticipated detrimental effects of a proposed use can be mitigated by the imposition of reasonable conditions. (Refer to Detrimental Effects Table below for details)

21a.54.080B: Detrimental Effects Determination: In analyzing the anticipated detrimental effects of a proposed use, the planning commission, or in the case of administrative conditional uses, the planning director or designee, shall determine compliance with each of the following:

Criteria	Finding	Rationale
1. This title specifically authorizes the use where it is located	**Complies**	A roof-mounted antenna is allowed as a Conditional Use in the Institutional zoning district. If the conditional use is approved according to the Zoning Ordinance process and all required standards, the proposal will not create a detrimental effect.
2. The use is consistent with applicable policies set forth in adopted citywide, community, and small area master plans and future land use maps	**Complies**	Wireless antennas are allowed in all zoning districts and provide service to the residents therein.
3. The use is well-suited to the character of the site, and adjacent uses as shown by an analysis of the intensity, size, and scale of the use compared to existing uses in the surrounding area	**Complies**	Wireless antennas are commonly found in residential neighborhoods where they are needed to provide connectivity to residents of the area. Though the antenna will protrude above the parapet, this addition will not create a substantial change in comparison to the equipment that already exists on the site. The proposal is generally compatible with the nature of the area.
4. The mass, scale, style, design, and architectural detailing of the surrounding structures as they relate to the proposed have been considered	**Complies**	The surrounding structures have been considered and the proposed antenna will not present conflicts in terms of mass, scale, styles, design and architectural detailing.
5. Access points and driveways are designed to minimize grading of natural topography, direct vehicular traffic onto major streets, and not impede traffic flows	**Complies**	The proposal will have no traffic impact.
6. The internal circulation system is designed to mitigate adverse impacts on adjacent property from motorized, non-motorized, and pedestrian traffic	**Complies**	The proposal will have no traffic impact.
7. The site is designed to enable access and circulation for pedestrian and bicycles	**Complies**	The proposal will have no traffic impact.
8. Access to the site does not unreasonably impact the service level of any abutting or adjacent street	**Complies**	The proposal will have no traffic impact.

9. The location and design of off-street parking complies with applicable standards of this code	**Complies**	The proposal will not require additional off-street parking.
10. Utility capacity is sufficient to support the use at normal service levels	**Complies**	The proposal will not require additional utility service.
11. The use is appropriately screened, buffered, or separated from adjoining dissimilar uses to mitigate potential use conflicts	**Complies**	The proposal will not change the land use.
12. The use meets City sustainability plans, does not significantly impact the quality of surrounding air and water, encroach into a river or stream, or introduce any hazard or environmental damage to any adjacent property, including cigarette smoke	**Complies**	The proposal will not significantly impact the environment or introduce any hazard.
13. The hours of operation and delivery of the use are compatible with surrounding uses	**Complies**	The equipment will be serviced by a technician as needed for routine maintenance and repair.
14. Signs and lighting are compatible with, and do not negatively impact surrounding uses	**Complies**	The proposal will not require signs and lighting.
15. The proposed use does not undermine preservation of historic resources and structures	**Complies**	The proposal is not associated with any historic resources or structures.

Section 21A.40.090.E.9 Additional Conditional Use Requirements (for antennas)
In addition to conditional use standards outlined in Section 21A.54 (above) of the zoning ordinance; the following shall be considered by the Planning Commission:

a. Compatibility of the proposed structure with the height and mass of existing buildings and utility structures;
b. Whether collocation of the antenna on the other existing structures in the same vicinity such as other towers, buildings, water towers, utility poles, etc., is possible without significantly impacting antenna transmission or reception;
c. The location of the antenna in relation to existing vegetation, topography and buildings to obtain the best visual screening;
d. Whether the spacing between monopoles and lattice towers creates detrimental impacts to adjoining properties.

Analysis:

The proposed antenna will be located on a church next to an existing wall-mounted telecommunications site located on the building's parapet. This antenna would be adjacent but will extend above the parapet. Wireless facilities are fairly common in residential neighborhoods where they are needed to provide connectivity to residents of the area. The existing antennas and parapet will be partially obscured by mature street trees along Preston Street. In addition, the antenna dish is relatively small (approximately 2 feet by 3 feet in diameter) and will be located on a pole at a substantial distance above the ground. The proposal is generally compatible with the nature of the area.

Finding: This project satisfies the additional requirements of Section 21A.40.090.E.9.

ATTACHMENT F: PUBLIC PROCESS AND COMMENTS

Public Notice, Meetings, Comments

The following is a list of public meetings that have been held, and other public input opportunities, related to the proposed project:

- Notice of the project and request for comments sent to the Chair of the Sugar House Community Council (SHCC) on March 6, 2019 in order to solicit comments.
- Staff sent an early notification announcement of the project to all residents and property owners located within 300 feet of the project site on March 6, 2019 providing notice about the project and information on how to give public input on the project.
- The 45-day recognized organization comment period expired on November 12, 2018

Notice of the public hearing for the proposal included:

- Public hearing notice mailed on: May 9, 2019
- Public hearing notice sign posted on the property: May 9, 2019
- Public notice posted on City and State websites & Planning Division list serve: May 9, 2019

Public Input:
The SHCC Chair did not ask staff or the applicant to attend a meeting to discuss the proposal. To date, no comments in relation to the proposal have been submitted by the SHCC to Planning Staff and now public comments have been submitted by any neighboring property owners or residents.

ATTACHMENT G: DEPARTMENT REVIEW COMMENTS

CITY DEPARTMENT COMMENTS

Building/Zoning Review Comments
No comments provided by Building or Zoning.

Sustainability
No comments or concerns from Sustainability.