



CITY OF GLENDALE, CALIFORNIA  
Community Development  
Planning

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glendaleca.gov

April 12, 2019

Grant Macy  
630 South Grand Avenue, #101  
Santa Ana, CA 92705

**RE: 1031 NORTH BRAND BOULEVARD  
WIRELESS TELECOMMUNICATION FACILITIES PWTF1806799  
(Sprint Wireless Telecommunication)**

Dear Mr. Grant:

Pursuant to the provisions of the Glendale Municipal Code, Chapter 30.48.020 for a wireless telecommunications facility permit, the Community Development Department processed your application to modify an existing Sprint Wireless Telecommunication facility (on an existing commercial building) located at **1031 North Brand Boulevard**. The building is also addressed as 1025 North Brand Boulevard, an address used on prior approvals for this wireless facility. The property is located in the "C3" - (Commercial Service) Zone, Height District III, in the City of Glendale, County of Los Angeles, described as Block 15, Portion of Lot 5, Glendale Boulevard Tract, as per map recorded in Book 6, Page 184 of Maps in the Office of County Recorder of the County of Los Angeles.

**ENVIRONMENTAL DETERMINATION**

This project is exempt from environmental review as a Class 1 "Existing Facility" exemption (Section 15301(e)(1) of the State CEQA Guidelines) because it is a minor alteration of an existing facility involving negligible expansion.

**NOTE:** Pursuant to Section 704(a), Title 7 of the Federal Telecommunications Act of 1996, only the Federal Government may regulate the environmental effects of radio frequency emissions from wireless telecommunications facilities.

**REQUIRED/MANDATED FINDINGS**

After considering the evidence presented with respect to this application, the plans submitted therewith, the Planning Hearing Officer has **GRANTED WITH CONDITIONS** your application based on the following findings:

1. **To the maximum extent reasonably feasible, the proposed wireless telecommunications facility has been designed to achieve compatibility with the community.**

Sprint is proposing modifications to an existing wireless telecommunications facility on an existing commercial building. The wireless facility was originally entitled to allow 16 antennas (four arrays with four antennas each, located on the exterior four sides of a rooftop structure) by Conditional Use Permit Case Number 9842-CU in 1998, which expired on September 30, 2003. Several permits were approved since then to modify the equipment, including reducing the number of antennas. Additional antennas by other carriers are located on the building. The current proposal is to remove three existing antennas and install nine new antennas with related equipment, as further detailed below. The antennas will affect three of the original four arrays and will restore the number of antennas to four per array, for a total of twelve antennas.

The proposed modifications to the facility include the following:

- Remove three existing Clearwire antennas
- Remove three existing mini-macros
- Remove three existing 1900 combiners
- Install three new NV panel antennas
- Install three 2.5 panel antennas
- Install three MIMO (Multiple Input and Multiple Output) panel antennas
- Install three 800 RRH (Remote Radio Head)
- Install three 2.5 RRH
- Install one new airscales BBU (Baseband Unit) inside 9927 cabinet
- Install one new FD ASMI inside 9927 cabinet
- Install new hybrid cables

The wireless telecommunications facility is designed to achieve compatibility with the community because its location and appearance are consistent with the development standards of the Commercial Services (C3) Zone in which it is located. The C3 zone is intended to offer a full range of goods and services to the community located along commercial thoroughfares, with which a wireless telecommunications facility is compatible since it provides a service to the community. The wireless telecommunications facility is mounted on a rooftop structure on an existing commercial building and thus its visual impact is minimal. The subject property is in Height District III which allows a maximum height of 90 feet or six stories. Although the subject building is only three stories with the wireless equipment located at fifty-eight (58) feet, the elevation of the wireless equipment is compatible with the intended maximum height of structures in the zone. The wireless equipment is also treated with camouflage design techniques in that it is painted to match the color of the building. The proposed antenna and related equipment changes will not increase the height or significantly affect the overall appearance of the existing wireless facility. The location was selected to fill a gap in coverage, provide better quality service, and meet existing demand in the area, and thus it is compatible with the service needs of the community.

2. **Alternative configurations will not increase community compatibility or are not reasonably feasible.**

Alternative configurations are not reasonably feasible. The existing configuration was established in 1998 and determined to be the most suitable for best wireless coverage given various the various FCC and City regulations and codes that applied to wireless projects at the time. Given the minor scope of the project, which is to update an existing facility, altering the configuration and going through the subsequent extensive FCC regulatory compliance and review process would not be reasonably feasible. Further, it would reduce the effectiveness of the wireless facility.

3. **Alternative locations on the site will not increase community compatibility or are not reasonably feasible.**

Alternative locations on the site will not increase community compatibility and are not reasonably feasible. The existing facility is on the rooftop of a three-story building, set back from the roof edges 44'-7" on the north side (facing Dryden Street and a large, two-story multi-family building), 27'-8" on the east side (facing Brand Boulevard), 33'-10" on the west side (facing the on-site parking structure with its top level raised slightly above ground, and further to the west another parking lot), and 3'-11" from the south side (facing two small, one-story commercial lots and further to the south another parking lot). Thus, the existing location is already set toward the interior of the property and away from taller structures. Further, the site is shared by other wireless carriers who are already using the less visible areas of the roof structure upon which the wireless facility is located. Because the application request is to make minor modifications to an existing facility, relocating it would not be reasonably feasible given the scope of work.

4. **The location of the wireless telecommunications facility on alternative sites will not increase community compatibility or is not reasonably feasible.**

Locating the facility on alternative sites is not reasonably feasible because the application request is to update an existing wireless telecommunications facility without changing or expanding its physical layout. The existing location and physical layout were established in 1998 and determined to be the most suitable for best wireless coverage given various FCC and City regulations and codes that applied to wireless projects at the time. The wireless carrier has a network of facilities, each facility designed to cover a particular area, which together provide full coverage to the community; thus, potential alternative sites are limited to the finite area in which the current facility provides coverage. Given the minor scope of the project, which is to update an existing facility, identifying a new site and going through the subsequent extensive FCC regulatory compliance and review process would not be reasonably feasible. Further, locating the facility on an alternative site will not increase community compatibility because this is already a co-located site, so the impact is less by adding a minor modification to an existing site than by establishing an entirely new site.

5. **The facility is necessary to close a significant gap in coverage.**

The proposed modification is necessary to close a significant gap in coverage. The coverage area is between one and five miles in area and currently has very limited to no service, while having high data traffic via wireless/GPS signal. The Wireless Systems Administrator for the City's Information Services Department reviewed the application materials and maps, and concurred that this site and the proposed modifications are

necessary to fill a gap in coverage consistent with the ordinance for Wireless Telecommunications Facilities Permits.

6. **The applicant has submitted a statement of its willingness to allow other carriers to co-locate on the proposed wireless telecommunications facility wherever technically and economically feasible and where co-location would not harm community compatibility.**

The applicant has submitted a statement of their willingness to allow other carriers to collocate on the site, wherever technically and economically feasible and aesthetically desired, as required in Glendale Municipal Code Section 30.40.020(H)(1)(i).

7. **Noise generated by equipment will not be unnecessary, excessive, annoying nor be detrimental to the public health, safety, and welfare.**

No excessive noise will be generated by the proposed scope of work as the existing equipment is on the roof and existing antennas will be replaced on the building façade. The applicant states that noise generated from the antennas and related equipment is minimal. The existing equipment to remain, along with the proposed equipment, will not emit any noise decibels in excess of established noise standards contained in Chapter 8.36 of the Glendale Municipal Code.

8. **The facility complies with all of the requirements of state and federal laws, regulations and orders.**

The applicant has provided an engineering certification demonstrating planned compliance with all existing federal radio frequency emission standards, and has provided self-certification that the facility complies with any other federal and state laws that may apply to this facility.

## **CONDITIONS OF APPROVAL**

**APPROVAL** of this Wireless Telecommunication Facility (WTF) shall be subject to the following conditions:

- 1) That the development shall be in substantial accord with the plans submitted with the application except for any modifications as may be required to meet specific Code standards or other conditions stipulated herein to the satisfaction of the Hearing Officer.
- 2) That all necessary permits (i.e., building, fire, engineering, etc.) shall be obtained from the Building and Safety Division and all construction shall be in compliance with the Glendale Building Code and all other applicable regulations.
- 3) That all licenses, permits as required or approvals from Federal, State, County or City authorities, including the City Clerk, shall be obtained and kept current at all times.
- 4) That the premises shall be made available and accessible to any authorized City personnel (Building, Fire, Police, Planning and Neighborhood Services, etc.) for inspection to ascertain that all conditions of approval are in compliance.



- 5) That design review approval or exemption shall be obtained prior to the issuance of a building permit.
- 6) That all non-functional or obsolete equipment shall be removed from the site.
- 7) That any transmissions shall not produce noise or other disturbances, which would interfere with normal activities in the area. The opinion of the Hearing Officer shall determine or settle disputes concerning this condition.
- 8) That any equipment service lighting shall be directed into the work area and shielded away from adjacent properties.
- 9) That all exterior antennas and equipment, including cables and supports, shall be painted to match the existing building.
- 10) That the premises be maintained in a clean and orderly condition, free of weeds, trash and graffiti.
- 11) That the authorization granted herein shall be valid for a period of **TEN (10) YEARS UNTIL APRIL 12, 2029**, until at which time, a reapplication must be made prior to the expiration date.

#### **APPEAL PERIOD**

The applicant's attention is called to the fact that this grant is not a permit or license and that any permits and licenses required by law must be obtained from the proper City and public agency.

Under the provisions of the Glendale Municipal Code, Title 30, Chapter 30.62, any person affected by the above decision has the right to appeal said decision to the Planning Commission if it is believed that the decision is in error or that procedural errors have occurred, or if there is substantial new evidence which could not have been reasonably presented. It is strongly advised that appeals be filed early during the appeal period and in person so that imperfections/incompleteness may be corrected before the appeal period expires. Any appeal must be filed on the prescribed forms within fifteen (15) days following the actual date of the decision. Information regarding appeals and appeal forms will be provided by the Permit Services Center (PSC) or the Community Development Department (CDD) upon request and must be filed with the prescribed fee prior to expiration of the 15-day period, on or before **April 29, 2019**, at the Permit Services Center (PSC), 633 East Broadway, Room 101, Monday thru Friday 7:00 a.m. to 12:00 p.m., or at the Community Development Department (CDD), 633 East Broadway, Room 103, Monday thru Friday 12:00 p.m. to 5:00 p.m.

**APPEAL FORMS are available on-line at: <http://www.glendaleca.gov/appeal>**

#### **TIME LIMITS (GMC Chapter 30.41)**

##### Termination

Every right or privilege authorized by a Wireless Telecommunications Facility shall terminate two (2) years after the granting of such, unless the exercise of such right or privilege has commenced in good faith prior to such time, except as otherwise provided for.

### Lapse of Privilege

A Wireless Telecommunications Facility may be terminated by the review authority upon any interruption or cessation of the use permitted by the Wireless Telecommunications Facility for one year or more in the continuous exercise in good faith of such right and privilege.

### Time Extension

Permits granted by such right or privilege may be requested one time and extended for up to a maximum of one (1) additional year upon receipt of a written request from the applicant and demonstration that a reasonable effort to act on such right and privilege has commenced within the two (2) years of the approval date. In granting such extension the applicable review authority shall make a written finding that neighborhood conditions have not substantially changed since the granting of the Wireless Telecommunications Facility.

## **TRANSFERABILITY**

This authorization runs with the land or the use for which it was intended for and approved. In the event the property is to be sold, leased, rented or occupied by any person or corporation other than yourself, it is incumbent that you advise them regarding the conditions and/or limitations of this grant.

## **VIOLATIONS OF THESE CONDITIONS**

Violations of conditions required by this determination may constitute a misdemeanor or infraction under section 1.20.010 of the Glendale Municipal Code (GMC) and/or a violation of other local, State or Federal laws or regulations. Unless a specific penalty is provided, any person convicted of a misdemeanor shall be punished by a fine not to exceed one thousand dollars (\$1,000.00), or imprisonment for a term not to exceed six (6) months, or by both fine and imprisonment. Infractions are punishable by a fine not exceeding the sum of five hundred dollars (\$500.00) for each violation. Violations of conditions required by this determination may be grounds for a revocation.

## **REVOCAION**

Section 30.64.020 – Revocation – The Community Development Department shall have continuing jurisdiction over variances, conditional use permits, administrative exceptions and wireless telecommunications facilities. To consider the revocation, the Director of Community Development shall hold a public hearing after giving notice by the same procedure as for consideration of a variance at least 10 days notice by mail to the applicant or permittee.

## **NOTICE – SUBSEQUENT CONTACTS WITH THIS OFFICE**

The Applicant is further advised that all subsequent contacts with this office regarding this determination must be with the Case Planner first and then, the Hearing Officer who acted on this case. This would include clarification, verification of condition compliance and plans or building permit applications, etc., and shall be accomplished **by appointment only** (in order to assure customer service with a minimum amount of waiting). You should advise any consultant representing you of this requirement as well.

Should you have any questions regarding this issue, please do not hesitate to contact the case planner, Cassandra Pruett during normal business hours at her direct line (818) 937-8186 or office line (818) 548-2115 or [cpruett@glendaleca.gov](mailto:cpruett@glendaleca.gov).

Sincerely,

PHILIP LANZAFAME  
Director of Community Development



Laura Stotler  
Planning Hearing Officer

LS:CP:sm

CC: City Clerk (K.Cruz); Police Dept. (A.Jenks/Z.Avila); City Attorney's Dept. (G. van Muyden/Y.Neukian); Fire Prevention Engineering Section-(J.Halpert); Traffic & Transportation Section (P.Casanova); General Manager for Glendale Water and Power (S.Zurn); Glendale Water & Power--Water Section (G. Tom/S. Boghosian/R.Takidin); Glendale Water & Power--Electric Section (B. B.Ortiz/E.Olsen/ M.Navareete/M.Kouassi); Parks, Recreation and Community Services Dept. (T. Aleksanian); Neighborhood Services Division (R.Sada/J.Jouharian/); Integrated Waste Management Admin. (D. Hartwell); Maintenance Services Section Admin. (D. Hardgrove); Street and Field Services Admin.; Engineering and Environmental Management (C.Chew/R. Villaluna); Wireless Communications – Gordon Arnold; and case planner Cassandra Pruett.