



A G E N D A
CITY OF SEASIDE
PLANNING COMMISSION

REGULAR MEETING
Council Chamber
440 Harcourt Avenue
Wednesday, August 14, 2019
7:00 PM

1. CALL TO ORDER

2. ROLL CALL - ESTABLISHMENT OF QUORUM

3. PLANNING COMMISSION

John Owens	Chair
Michael Spalletta	Vice Chair
Keith Dodson	Commissioner
Denise Ross	Commissioner
Arlington La Mica	Commissioner
Dave Evans	Commissioner
William Silva	Commissioner

4. REVIEW OF AGENDA

If there are any items that arose after the 72-hour posting deadline, this is the point in the meeting where a vote may be taken to add the item to the agenda. (A 2/3-majority vote is required).

5. PUBLIC COMMENT

Members of the public wishing to address the City Council on matters within the jurisdiction of the City of Seaside, but not on this agenda, may do so during the Public Comment period for up to three minutes. Public Comments on specific agenda items are heard under that item. For the public record, please state your name.

6. APPROVAL OF MINUTES

7. BUSINESS ITEMS

A. USE PERMIT NO. UP-16-07: SAC WIRELESS ON BEHALF OF VERIZON WIRELESS IS REQUESTING THE APPROVAL OF A MASTER USE PERMIT FOR THE INSTALLATION OF FOUR SMALL CELL WIRELESS FACILITIES ON UTILITY POLES NEAR THE FOLLOWING LOCATIONS:

1101 BUENA STREET
1108 SAN LUCAS STREET
1431 WARING STREET
1268 YOSEMITE STREET

ITEM CONTINUED FROM JULY 24, 2019 PLANNING COMMISSION MEETING.

RECOMMENDATION:

In accordance with Section 17.54.040.C of the Seaside Municipal Code, SAC Wireless on behalf of Verizon Wireless is requesting the approval of a Master Use Permit for the installation of four small cell wireless facilities on utility poles near the following locations:

1101 Buena Street
1108 San Lucas Street
1431 Waring Street
1268 Yosemite Street

It is recommended that the Planning Commission approve the Master Use Permit in accordance with

B. FENCE EXCEPTION APPLICATION NO. FE-19-02: DARYL CHOATES, APPLICANT AND PROPERTY OWNER, HAS APPLIED FOR A FENCE EXCEPTION TO ALLOW AN AS-BUILT PORTION OF THE SIDE FENCE ON THE WESTERN PROPERTY LINE TO EXCEED THE MAXIMUM HEIGHT OF SIX FEET LOCATED AT 4835 PENINSULA POINT DRIVE IN THE RS-8 ZONING DISTRICT APN # 031-232-013). THE PROJECT IS EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT GUIDELINES, CLASS 1, SECTION 15301(A).

RECOMMENDATION: In accordance with Section 17.30.020.F(1) of the Seaside Municipal Code (SMC), an exception to the allowed fence heights on a side property may be allowed subject to a fence exception may be approved by the Planning Commission, as allowed by Section 17.30.020.F(2) SMC.

8. REPORTS FROM COMMISSIONERS

9. REPORTS FROM STAFF

10. ADJOURNMENT

Next Regularly Scheduled Meeting:

August 28, 2019

Seaside City Hall

7:00 PM

The City of Seaside is committed to providing accessible facilities and accommodating people with disabilities in all of its services programs and activities. If special considerations are needed by any person to fully participate in this meeting, contact the City Clerk at 899-6707 no fewer than two business days prior to the meeting to allow reasonable arrangements. The City Council chamber is equipped with a portable microphone and assisted listening devices are available at all meetings. City Council Meetings that are held in the City Council Chambers are broadcast live to all Seaside residents on Comcast Channel 25 and U-verse Channel 99. Live streamed meeting videos as well as videos of past meetings are available on the City's website at: <http://www.ci.seaside.ca.us/129/City-Council-Committee-Agendas>

Agenda-related writings or documents provided during public meetings are available for public inspection during the meeting or from the office of the City Clerk. This agenda is posted in compliance with California Government Code Section 54954.2(a) or Section 54956.



**CITY OF SEASIDE
STAFF REPORT**

Item No.: 7.A.

TO: Planning Commission

BY: Gloria Stearns, Community Development Manager
Rick Medina, Senior Planner

DATE: August 14, 2019

**SUBJECT: USE PERMIT NO. UP-16-07: SAC WIRELESS ON BEHALF OF
VERIZON WIRELESS IS REQUESTING THE APPROVAL OF A
MASTER USE PERMIT FOR THE INSTALLATION OF FOUR
SMALL CELL WIRELESS FACILITIES ON UTILITY POLES NEAR
THE FOLLOWING LOCATIONS:**

**1101 BUENA STREET
1108 SAN LUCAS STREET
1431 WARING STREET
1268 YOSEMITE STREET**

**ITEM CONTINUED FROM JULY 24, 2019 PLANNING
COMMISSION MEETING.**

PURPOSE & RECOMMENDATION

In accordance with Section 17.54.040.C of the Seaside Municipal Code, SAC Wireless on behalf of Verizon Wireless is requesting the approval of a Master Use Permit for the installation of four small cell wireless facilities on utility poles near the following locations:

1101 Buena Street
1108 San Lucas Street
1431 Waring Street
1268 Yosemite Street

It is recommended that the Planning Commission approve the Master Use Permit in accordance with

BACKGROUND

The proposed Master Use Permit consists of a Small Cell network for Verizon Wireless. The network will consist of the placement of four antennas on top of four utility poles located within the public right-of-way in the southeast quadrant of Seaside.

The Master Use Permit is being submitted to provide an alternative design/location that could provide a replacement of a proposal to construct a single 39-foot 10-inch cellular tower disguised as a church steeple on the grounds of Faith Lutheran Church located at 1460 Hilby Avenue (Use Permit # UP-15-04). The alternative design/location was requested by the City Council on June 16, 2016 in its review of an appeal filed by Verizon Wireless from the denial of UP-15-04 by the Planning Commission on September 23, 2015. The link to the June 16, 2016 City Council Staff Report (Item 10 B) is provided below:

<https://seasideca.civicclerk.com/Web/UserControls/DocPreview.aspx?p=1&aoid=694>

The minutes from the June 16, 2016 City Council meeting are linked below:

<https://seasideca.civicclerk.com/Web/UserControls/DocPreview.aspx?m=1&aoid=694>

Per the direction received from the Planning Commission at its meeting on July 24, 2019, the Commission adopted Motion to direct City staff to return with a Resolution adopting the Master Use Permit for the Small Cell network. The Resolution is provided as Attachment 1.

The staff report from the July 24, 2019 Planning Commission meeting can be accessed at the web link listed below:

<https://seasideca.civicclerk.com/admin/Agendas/EditAgendaObj.aspx?id=1591&caller=Agendas.aspx>

The Radio Frequency Reports for the four sites are contained within the July 24, 2019 Planning Commission staff report listed above.

PROJECT DESCRIPTION

This project proposal seeks to locate a small cell wireless telecommunication network within the public rights-of-way near the following locations:

1101 Buena Street

1108 San Lucas Street

1431 Waring Street

1268 Yosemite Street

1101 Buena Street

The proposed structure is a 30'-8" tall wooden utility pole. SAC Wireless proposes to mount a single omnidirectional cylindrical antenna within a fiberglass radome (o.e. shroud) to the side of the pole using an arm bracket. The antenna centerline would be 29'6" above grade. Two RRU's, an equipment cabinet, and fiber optic distribution panel will be located below the antenna between height of 16'-7" and 9'-0" above grade. See Attachment 2.

1108 San Lucas Street

The proposed structure is a 39'-0" tall wooden utility pole that currently supports a cross arm guy wire, and power communication lines. The neutral power line is located 32'-0" above grade and 7'-0" below the top of the pole. SAC Wireless proposes to mount a single omnidirectional cylindrical antenna within a fiberglass radome (o.e. shroud) to the top of the pole using a top mounting bracket. The antenna centerline would be 42'4" above grade. Two RRU's, an equipment cabinet, and fiber optic distribution panel will be located below the antenna between height of 14'-0" and 7'-0" above grade. See Attachment 3

1431 Waring Street

The proposed structure is a 39'-0" tall wooden utility pole that currently supports a cross arm guy wire, and power communication lines. The neutral power line is located 32'-0" above grade and 7'-0" below the top of the pole. SAC Wireless proposes to mount a single omnidirectional cylindrical antenna within a fiberglass radome (o.e. shroud) to

the top of the pole using a top mounting bracket. The antenna centerline would be 42'5" above grade. Two RRU's, an equipment cabinet, and fiber optic distribution panel will be located below the antenna between height of 16'-7" and 9'-0' above grade. See Attachment 4

1268 Yosemite Street

The proposed structure is a 20'-0" tall wooden utility pole. SAC Wireless proposes to mount a single omnidirectional cylindrical antenna within a fiberglass radome (o.e. shroud) to the top of the pole using a top mounting bracket. The antenna centerline would be 23'5" above grade. Two RRU's, an equipment cabinet, and fiber optic distribution panel will be located below the antenna between height of 16'-7" and 9'-0' above grade. See Attachment 5.

ENVIRONMENTAL REVIEW

The project is exempt from the California Environmental Quality Act (CEQA) Guidelines (Article 19, Section 15303, for "construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures") because the project involves construction of a small cell telecommunication facility on four existing utility poles.

WRITTEN

COMMUNICATION

Letter received from Russ Elsberry is provided as Attachment 6.

ATTACHMENTS

1. Attachment 1 - Draft Resolution
 2. Attachment 2 -Plan Set 1101 Buena
 3. Attachment 3 - Plan Set 1108 San Lucas
 4. Attachment 4 - Plan Set 1431 Waring
 5. Attachment 5 - Plan Set 1268 Yosemite
 6. Attachment 6 - Letter from Russ Ellsberry
-

RESOLUTION NO. 19-XX

A RESOLUTION OF THE SEASIDE PLANNING COMMISSION APPROVING USE PERMIT APPLICATION No. UP-16-07 TO ESTABLISH A SMALL CELL WIRELESS TELECOMMUNICATION FACILITY NETWORK LOCATED ON UTILITY POLES IN THE PUBLIC RIGHT-OF-WAY.

WHEREAS, Sac Wireless on behalf of Verizon Wireless, Applicant, have applied for a Use Permit to establish a wireless telecommunication facility network located within the Public Right-Of-Way near the following locations:

1101 Buena Street
1108 San Lucas Street
1431 Waring Street
1268 Yosemite Street; and

WHEREAS, the proposed project is a discretionary approval, and it is the responsibility of the Planning Commission to consider and weigh the merits of the application and public input in relation to the policies, standards and intent of the Seaside General Plan and Seaside Municipal Code; and

WHEREAS, the Seaside Planning Commission considered oral comments and written information concerning the proposed project at a duly noticed public hearing held on July 24, 2019, and

WHEREAS, the project is Categorically Exempt, Section 15303(e) from the California Environmental Quality Act (CEQA) Guidelines.

Evidence: *Approval of the proposed project would allow for a small cell telecommunication facility on four separate utility poles each with a single omnidirectional cylindrical antenna within a fiberglass shroud attached to the top of each pole. The installation of the wireless telecommunication antenna and equipment would consist of a minor addition to the existing pole and would not result in any increased intensity of the existing land use in the public right-of-way that would hinder or impede the use of the public space beneath the pole or the City's ability to conduct maintenance on the surrounding streets.*

NOW, THEREFORE, BE IT RESOLVED, that the Seaside Planning Commission adopts the following findings to grant the approval of Use Permit Application No. 16-07:

The following findings are required under Section 17.62.070.F of the SMC:

- 1. The proposed use is allowed within the applicable zone and complies with all other applicable provisions of this Zoning Ordinance and the Municipal Code.**

Evidence: SMC § 17.54.030.C, A service provider who intends to establish multiple wireless telecommunications facilities within the City is encouraged to apply for the approval of all

facilities under a Master Use Permit. Under this approach, all proposed facilities may be acted upon by the City as a single application, ensuring feasibility of long-range company projections.

“Small wireless facilities”, also called “small cell”, as defined by the FCC are facilities that include an antenna of no more than three cubic feet and equipment totaling no more than 28 cubic feet, placed on a structure that is either: 1) no more than 50 feet in height; 2) no more than 10 percent taller than adjacent structures; or, 3) no more than 10 percent taller than the structure’s preexisting height after the new antenna is placed. The proposed locations will be in compliance with this federal standard.

SMC § 17.54.050.A authorizes wireless telecommunication facilities in residential districts so long as the applicant demonstrates that no other sites in public/institutional districts will provide adequate coverage. The proposed project is located within an RS-8 and RS-12 zoning district and the applicant has provided an analysis of Alternative Sites provided as Attachment 3 that evaluates 42 candidate sites where other utility poles are located within the public rights-of-way at the Southeast portion of the city. In accordance with the design requirements in SMC § 17.54.060, the applicant has proposed to conceal the antennas with a radome shroud and the side mounted equipment with an equipment cage. The proposed project will be compliant with the height limitations so long as no part of the facility extends more than 50 feet above ground level.

2. The proposed use is consistent with General Plan

Seaside General Plan Conformance:

Evidence: The Seaside General Plan designates the land use for the project site as RS (Low Density Residential). The land use designation is primarily intended for the development of detached single-family dwellings at densities up to eight dwelling units per square acre. Facilities for ancillary public services (e.g., water, sewer, telephone and electricity) are permitted in all zones. A telecommunication facility has been classified as a use similar to that of an ancillary public service listed above.

Land Use Element: Goal LU-4 is to ensure that new development complements existing land uses and enhances the character of the community and neighborhoods. Policy LU-4.1 requires all new development to be compatible with surrounding uses, the site and available infrastructure.

The proposed wireless telecommunications facility will provide telecommunications services (e.g., voice, Internet and other data-based communication services) ancillary to the existing and planned future residential uses in the vicinity. The proposed utility pole will not adversely affect the aesthetic character of the site or block views from adjoining residential properties in that the pole will maintain the height of the existing pole and the equipment will be installed on the side of the pole within an equipment cage not exceeding 28 cubic feet. Any work or security lighting must be installed in a manner that minimizes illumination effects with the use of down lit lighting.

3. The design, location, size, and operating characteristics of the proposed activity are compatible with the existing and planned future land uses in the vicinity.

Evidence: Given (1) the applicant's intended service area is in a residential area developed with older, single family dwellings in the southeast area of the community, (2) lack of feasible co-location opportunities on an existing nearby telecommunication tower do not exist and, (3) with stand-alone telecommunication towers or building-mounted telecommunication designs not being desired or appropriate on adjacent residences, the proposed facility in the public right-of-way facility is the most preferred and least intrusive. The project will be designed to blend with the utility pole and existing equipment and communication wires. All antennas will be concealed from public view behind a radome shroud. The telecommunication equipment will be compatible with the existing and planned future residential uses in the vicinity

4. The site is physically suitable for the type, density and intensity of use being proposed, including access, utilities, and the absence of physical constraints.

Evidence: The proposed wireless telecommunication facility will have ingress and egress from the public right-of-way and sidewalk at each location. Existing electrical connections already serve the project site with adequate capacity to support the proposed wireless telecommunication facility. The sites at 1108 San Lucas Street, 1431 Waring Street and 1101 Buena Street are developed with an existing utility pole and are suitable to accommodate a wireless telecommunications facility without disrupting the existing sidewalk or residential properties that adjoin each site. A new pole at 1268 Yosemite Street can be installed in the public right-of-way if it is required to strengthen the network.

5. Granting the permit would not be detrimental to the public interest, health, safety, convenience, or welfare, or materially injurious to persons, property, or improvements in the vicinity and zone district in which the property is located.

Evidence: The applicant has provided Radio Frequency reports prepared by Hammett & Edison, Inc. that concluded the proposed emissions from the transmitters would not exceed the maximum permissible exposure levels for the general population anywhere at ground level or at the second-story elevation of any nearby residence. Based on the proposed site design, the report predicted the following emissions at ground level from each site:

A. 1108 San Lucas Street (Pole # 473024)

For a person anywhere at ground level, the maximum RF exposure level is calculated to be 1.0% of the applicable public exposure limit. The maximum calculated level at the top-floor elevation of any nearby building is 0.63% of the public exposure limit.

B. 1268 Yosemite Street (Pole # 473025)

For a person anywhere at ground level, the maximum RF exposure level is calculated to be 1.7% of the applicable public exposure limit. The maximum calculated level at the top-floor elevation of any nearby building is 10.0% of the public exposure limit.

C. 1431 Waring Street (Pole # 473028)

For a person anywhere at ground level, the maximum RF exposure level is calculated to be 0.54% of the applicable public exposure limit. The maximum calculated level at the top-floor elevation of any nearby building is 0.79% of the public exposure limit.

D. 1101 Buena Street (Pole # 473026)

For a person anywhere at ground level, the maximum RF exposure level is calculated to be 2.9% of the applicable public exposure limit. The maximum calculated level at the top-floor elevation of any nearby building is 5.5% of the public exposure limit.

Accordingly, the City finds that it may not regulate the proposed telecommunications facility on the basis of any environmental effects from the proposed radio frequency emissions, and that the proposed telecommunications facility will not result in any adverse impact on the public interest, health, safety, convenience, or welfare of the City.

6. The communication facility complies with all applicable requirements of this chapter [17.54].

SMC § 17.54.050.A authorizes wireless telecommunication facilities in residential districts so long as the applicant demonstrates that no other sites in public/institutional districts will provide adequate coverage. The proposed project is located within an RS-8 and RS-12 district and the applicant has provided a written analysis that evaluates 42 alternative sites. In accordance with the design requirements in SMC § 17.54.060, the applicant has proposed to conceal the antennas with a radome shroud and associated pole mounted equipment cage, which will be constructed, painted and textured to match the utility pole. The proposed project will be compliant with the height limitations of 50 feet allowed per Federal FCC Guidelines

7. The communication facility will not adversely impact the character and aesthetics of any public right-of-way.

Evidence: Subject to staff's recommended conditions, the small cell network would not unreasonably subject the public to inconvenience, discomfort, trouble and/or annoyance because there do not appear to be more-preferred alternatives and the equipment would be minimized on the pole to the extent feasible per Federal regulations. To the extent that the proposed project would be visible from locations within the public right-of-way, the proposed concealment elements that blend the wireless telecommunication facilities into the existing environment and utility pole configuration with overhead wires to sufficiently mitigate any indirect adverse impacts. The cross-arm design proposed at 1101 Buena Street will be positioned to minimize impacts on views of the Monterey Bay.

BE IT FURTHER RESOLVED, that the Seaside Planning Commission approves Conditional Use Permit Application No. 16-07 subject to the following conditions:

1. A Revocable Encroachment Permit issued by the Department of Public Works, Engineering Division is required for the construction and operation of four small cell antennas on top of four separate utility poles near the following locations listed below per the plans received on June 11, 2019:

1101 Buena Street
1108 San Lucas Street
1431 Waring Street
1268 Yosemite Street

2. The use permit will automatically expire 10 years from the issuance date. The applicant may request a 10-year extension of the use permit through the filing of a new use permit application prior to the expiration of the use permit on March 27, 2029.
3. Permittee shall at all times maintain compliance with all applicable federal, state and local laws, regulations, ordinance or other rules.
4. The overall height of the new utility pole shall not exceed 50 feet above ground level.
5. All facilities must comply with all applicable regulations, standards and guidelines for RF exposure established by any governmental entity with the authority to regulate RF exposure standards. The applicant shall keep up-to-date on current information from the FCC in regards to maximum permissible RF exposure levels. In the event that the FCC changes its guidelines for human exposure to RF, applicant shall, within 30 days after any such change, submit to the Community Development Director a report prepared by a qualified engineer that demonstrates actual compliance with such changed guidelines. The 30-day time period may be extended by the Community Development Director for good cause. The Community Development Director may, at applicant's sole cost, retain an independent consultant to evaluate the compliance report and any potential modifications to the use permit necessary to conform to the FCC's guidelines. Failure to submit the compliance report required under this condition, or failure to maintain compliance with the FCC's guidelines for human exposure to RF at all times shall constitute grounds for use permit revocation.
6. Any modifications to the approved plans, colors or materials require prior written approval from the Resource Management Services before the City may issue a building permit.
7. Permittee shall not operate a standby generator except when necessary due to a primary power failure.
8. Permittee shall undertake all reasonable efforts to avoid undue adverse impacts to adjacent properties and/or uses that may arise from the construction, operation, maintenance, modification and removal of the facility.

9. The site and the facility, including but not limited to all landscaping, fencing and related transmission equipment, must be maintained in a neat and clean manner and in accordance with all approved plans and conditions of approval.
10. The following conditions shall be adhered to inform the general public, maintenance workers, and even trespassers/vandals that might unknowingly be exposed to the emissions from the antennas while ascending the light standard:
 - Permittee shall keep all access points to the equipment enclosure locked at all times, except when active maintenance is performed on the equipment.
 - Permittee shall install and at all times maintain in good condition an “RF notice” sign and “network operations center” sign adjacent to the access door. The signs required in this condition must be placed in a location where they are clearly visible to a person when he or she approaches the access door in the open and closed positions.
 - Permittee shall install and at all times maintain in good condition an “RF notice” sign and “10-step RF safety guidelines” sign at the base of the light standard. the signs required in this condition must be placed in a location where they are clearly visible to a person climbing the light standard.
 - Permittee shall ensure that all signage complies with FCC oet bulletin 65 or ansi c95.2 for color, symbol and content conventions. all such signage shall provide a working local or toll-free telephone number to its network operations center that reaches a live person who can exert transmitter power-down control over this site as required by the FCC.
11. After the permittee completes the installation and before the permittee commences full or unattended operations, the permittee shall submit a written report to the City Manager that certifies actual compliance with all applicable FCC guidelines for human exposure to RF emissions based on actual measurements taken by a qualified technician with a recently calibrated meter from around the facility, including without limitation measurements taken from the property lines at all adjoining properties and from the adjoining right-of-way. The City Manager or its designee may (but shall not be obligated to) supervise the on-site measurements. In addition, the City Manager may select and retain a qualified independent expert to review the written report. The permittee shall not commence full or unattended operations at the facility until the City Manager approved the written report in writing. The permittee shall bear all costs and expenses in connection with the preparation and review of the written report, including without limitation the cost and expenses in connection with the on-site measurements, any City supervision of the on-site measurements and any independent expert review.
12. Permittee shall remove any graffiti on the wireless facility at permittee sole expense within 48 hours upon receiving notice.
13. To prevent occupational exposures in excess of FCC Guidelines, prior to the issuance of a Building Permit the applicant shall submit Radio Frequency Safety Training standards that the wireless carrier will provide to all authorized personnel who have access to the

telecommunication facilities, The Training Safety Standards shall be provided to City staff and shall be updated in accordance with State and Federal standards.

14. The following conditions shall be adhered to inform the general public, maintenance workers, and even trespassers/vandals that might unknowingly be exposed to the emissions from the antennas while ascending the light standard:
 - Permittee shall keep all access points to the equipment enclosure locked at all times, except when active maintenance is performed on the equipment.
 - Permittee shall install and at all times maintain in good condition an “RF Notice” sign and “Network Operations Center” sign adjacent to the access door. The signs required in this condition must be placed in a location where they are clearly visible to a person when he or she approaches the access door in the open and closed positions.
 - Permittee shall install and at all times maintain in good condition an “RF Notice” sign and “10-Step RF Safety Guidelines” sign at the base of the light standard. The signs required in this condition must be placed in a location where they are clearly visible to a person climbing the light standard.
 - Permittee shall ensure that all signage complies with FCC OET Bulletin 65 or ANSI C95.2 for color, symbol and content conventions. All such signage shall provide a working local or toll-free telephone number to its network operations center that reaches a live person who can exert transmitter power-down control over this site as required by the FCC.
15. After the permittee completes the installation and before the permittee commences full or unattended operations, the permittee shall submit a written report to the City Manager that certifies actual compliance with all applicable FCC guidelines for human exposure to RF emissions based on actual measurements taken by a qualified technician with a recently calibrated meter from around the facility, including without limitation measurements taken from the property lines at all adjoining properties and from the adjoining right-of-way. The City Manager or its designee may (but shall not be obligated to) supervise the on-site measurements. In addition, the City Manager may select and retain a qualified independent expert to review the written report. The permittee shall not commence full or unattended operations at the facility until the City Manager approved the written report in writing. The permittee shall bear all costs and expenses in connection with the preparation and review of the written report, including without limitation the cost and expenses in connection with the on-site measurements, any City supervision of the on-site measurements and any independent expert review.
16. After the permittee completes any modification to the transmission equipment at the facility and before the permittee commences full or unattended operations, the permittee shall submit a written report to the City Manager that certifies actual compliance with all applicable FCC guidelines for human exposure to RF emissions based on actual

measurements taken by a qualified technician with a recently calibrated meter from around the facility, including without limitation measurements taken from the property lines at all adjoining properties and from the adjoining right-of-way. The City Manager or its designee may (but shall not be obligated to) supervise the on-site measurements. In addition, the City Manager may select and retain a qualified independent expert to review the written report. The permittee shall not commence full or unattended operations at the facility until the City Manager approved the written report in writing. The permittee shall bear all costs and expenses in connection with the preparation and review of the written report, including without limitation the cost and expenses in connection with the on-site measurements, any City supervision of the on-site measurements and any independent expert review.

Fire Department:

17. Compliance shall be maintained with the 2016 California Fire Code. This condition also requires compliance with the maximum occupancy load set for this establishment.

Building Department:

18. Compliance shall be maintained with the 2016 California Building Code.

Standard:

19. Use Permit approval is subject to revocation procedures contained in S.M.C.S. 17.80.060 in the event any of the conditions of this approval are violated, this discretionary permit was granted on the basis of false or misleading information, written or oral, given willingly or negligently by the applicant or property owner, and/or there has been a discontinuance of the use, or purposed for which the permit was issued, for a period of 180 days or more.
20. This Use Permit is subject to procedures and requirements of Chapter 17.64 (Permit Implementation, Time Limits, and Extensions), and those related to appeals and revocation in Article 6 (Zoning Ordinance Administration) of Title 17 of the Municipal.
21. The applicant agrees as a condition and in consideration of the approval of this discretionary permit that they will, defend, indemnify and hold harmless the City of Seaside or its agents, officers and employees from any claim, action or proceeding against the City or its agents, officers or employees to attack, set aside, void or annul this approval. The applicant will reimburse the City for any court costs and attorney's fees, which the City may be required by a court to pay as a result of such action. The City may, at its sole discretion, participate in the defense of such action; but such participation shall not relieve applicant of his obligations under this condition. The City shall promptly notify the applicant of any such claim, action, or proceeding and the City shall cooperate fully in the defense thereof while the small cell network remains in operation.
22. The project shall comply with the requirements and the applicable ordinances of the Monterey Peninsula Water Management District (MPWMD) and Monterey Regional Water Pollution Control Agency.

23. The permit shall have no force or effect unless and until accepted, and the terms thereof agreed to, in writing, by the applicant and property owner within fifteen (15) days from the date of its approval.
24. This Use Permit shall expire and become void 12 months from the date of approval, or upon the expiration of another time limit established by the review authority, unless project use has commenced within the required time limit, and construction continues thereafter under a valid Building Permit, or the Zoning Administrator has granted an extension of time.
25. For purposes of assuring compliance, the applicant, agents, representatives or their assignees agree not to deny or impede access to the subject property by City employees in the performance of their duties.

PASSED AND ADOPTED at the regular meeting of the Planning Commission of the City of Seaside, State of California, on the 14th day of August 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

John Owens, Chairperson

ATTEST:

Planning Commission Secretary

Use Permit Application No. UP-16-07

These permits are hereby accepted upon the express terms and conditions hereof, and shall have no force or effect unless and until agreed to, in writing, by the applicant and property owner(s).

The undersigned hereby acknowledge the approved terms and conditions and agree to fully conform to, and comply with, said terms and conditions within the time frames approved by the City of Seaside Planning Commission.

Applicant's Signature

Date

Property Owner's Signature (if different from above)

Date



SAC WIRELESS, LLC.
1057 LA VISTA ROAD
SANTA BARBARA, CA 93110
CONTACT: CRAIG ENGEL
TELEPHONE: (805) 440-0038

SMITHCO SURVEYING ENGINEERING
P.O. BOX 81626
BAKERSFIELD, CA 93380
CONTACT: GREG SMITH, PLS
TELEPHONE: (661) 393-1217

VICINITY MAP

NOT TO SCALE

N.T.S.

NORTH

1. HEAD NORTHEAST ON MITCHELL DR TOWARD OAK GROVE RD	11. TAKE EXIT 403 FOR CA-218 TOWARD SEASIDE/DEL REY OAKS
2. TURN RIGHT ONTO OAK GROVE RD	12. KEEP LEFT TO CONTINUE ON CA-218 E/CANYON DEL RE BLVD
3. TURN RIGHT ONTO YGNACIO VALLEY RD	13. KEEP RIGHT TO CONTINUE ON CANYON DEL RE BLVD
4. YGNACIO VALLEY RD TURNS RIGHT AND BECOMES HILLSIDE AVE	14. TURN LEFT ONTO FREMONT BLVD
5. USE THE LEFT 2 LANES TO TURN LEFT ONTO THE INTERSTATE 680 S RAMP TO SAN JOSE	15. TURN RIGHT ONTO KIMBALL AVE
6. MERGE ONTO I-680 S	16. TURN LEFT ONTO BUENA ST.
7. USE THE RIGHT 3 LANES TO MERGE ONTO US-101 S TOWARD LOS ANGELES	17. YOU HAVE ARRIVED AT 1101 BUENA ST. ON THE LEFT HAND SIDE.
8. TAKE EXIT 336 TOWARD MONTEREY/PENINSULA	
9. MERGE ONTO CA-156 W	
10. MERGE ONTO CA-1 S	

- (1) NEW 38.6' (AGL) POLE BY PG&E UNDER SEPARATE PERMIT
- (1) NEW ANTENNA
- (1) NEW EQUIPMENT CABINET
- (1) RF SHUT DOWN SWITCH
- (2) NEW RRU'S
- (1) NEW FIBER DISTRIBUTION PANEL
- (1) NEW PG&E / VERIZON WIRELESS METER
- NEW VERIZON WIRELESS POLE STEPS

OCCUPANCY:	U
TYPE OF CONSTRUCTION:	V-B
CURRENT ZONING:	R,O,W.
HANDICAP REQUIREMENTS:	FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION, HANDICAPPED ACCESS NOT REQUIRED.

OCCUPANCY:	U
TYPE OF CONSTRUCTION:	V-B
CURRENT ZONING:	R,O,W.
HANDICAP REQUIREMENTS:	FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION, HANDICAPPED ACCESS NOT REQUIRED.

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR THE SAME.

- 2016 CALIFORNIA ADMINISTRATIVE CODE
- 2016 CALIFORNIA BUILDING CODES
- 2016 CALIFORNIA ELECTRICAL CODE
- 2016 CALIFORNIA FIRE CODE
- 2016 CALIFORNIA ENERGY CODE
- CITY & COUNTY ORDINANCES

DISCIPLINE:	SIGNATURE:	DATE:
SITE ACQUISITION:		
PLANNER:		
CONSTRUCTION:		
LANDLORD:		

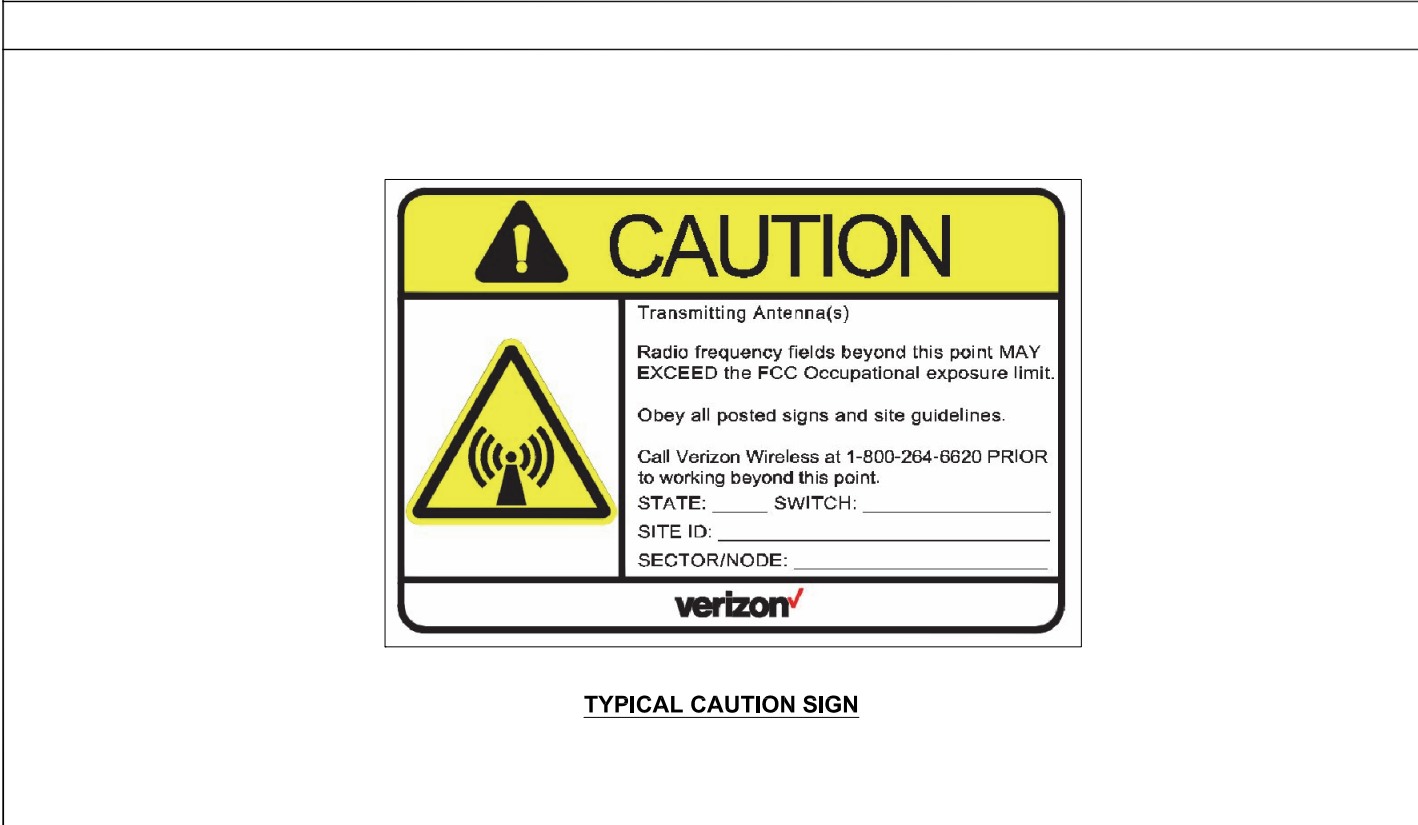
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED



CC SEASIDE 003
PSL # 473026
1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:

T-1



RF CAUTION SIGNAGE4

- GENERAL FIRE NOTES: (SFM)**
- BUILDINGS UNDERGOING CONSTRUCTION, ALTERATION, OR DEMOLITION SHALL BE IN ACCORDANCE WITH 2013 CFC SECTION 1401.
 - ADDRESS SHALL BE PROVIDED FOR ALL NEW AND EXISTING BUILDINGS IN A POSITION AS TO BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY. [2013 CFC SECTION 505.1]
 - DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME-RETARDANT CONDITION. [2013 CFC SECTION 807-1.2]
 - PORTABLE FIRE EXTINGUISHERS:
AT LEAST ONE FIRE EXTINGUISHER WITH A MINIMUM RATING OF 2-A-10B:C SHALL BE PROVIDED WITHIN 75 FEET MAXIMUM TRAVEL DISTANCE FOR EACH 6,000 SQUARE FEET OR PORTION THEREOF ON EACH FLOOR. [2013 CFC SECTION 906.1,1 AND SECTION 906.3,1]]

NOTES

3

	NEW ANTENNA		PROPERTY/LEASE LINE		(E) MASONRY		E	ELECTRICAL CONDUIT (POWER)
	EXISTING ANTENNA		CENTERLINE		CONCRETE		OH/E	OVERHEAD ELECTRICAL (POWER)
	GROUND ROD		MATCH LINE		EARTH		UG/E	UNDERGROUND ELECTRICAL (POWER)
	GROUND BUS BAR		WORK POINT		GRAVEL		T	TELEPHONE CONDUIT
	MECHANICAL GRND. CONN.		GROUND CONDUCTOR		GROUT OR PLASTER		OH/T	OVERHEAD TELCO
	CADWELD		GRID REFERENCE		PLYWOOD		UG/T	UNDERGROUND TELCO
	GROUND ACCESS WELL		DETAIL REFERENCE		SAND		E/T	ELECTRICAL / TELCO CONDUIT (POWER & FIBER)
	ELECTRIC BOX		ELEVATION REFERENCE		STEEL		OH/ET	OVERHEAD POWER & TELCO
	TELEPHONE BOX		SECTION REFERENCE		EXISTING CHAIN-LINK FENCING		UG/ET	UNDERGROUND POWER & TELCO
	LIGHT POLE		WOOD CONT.		NEW CHAIN-LINK FENCING		CC	COAXIAL CABLE
	FND. MONUMENT		WOOD BLOCKING		WROUGHT IRON FENCING		F	FIBER / HYBRID
	SPOT ELEVATION				WOOD FENCING			POWER / FIBER
	SET POINT							
	REVISION							
	UTILITY POLE							
	ANTENNA (CANTENNA)							
	SEWER MANHOLE							
	SIGNAGE (TRAFFIC)							

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	12/13/17	90% CONSTRUCTION	OM
1	02/21/18	100% CONSTRUCTION	OM

SAC

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 003
PSL # 473026
1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:
NOTES, LEGEND &
ABBREVIATIONS

T-2

Packet Page 18

GENERAL

1. THIS FACILITY IS AN UNMANNED CELLULAR TELEPHONE EQUIPMENT FACILITY. THE OCCUPANCY CLASSIFICATION IS U [2016 CBC, TITLE 24, PART 2, VOLUME 1, SECTION 312].
2. THIS FACILITY IS EXEMPT FROM ACCESSIBILITY REQUIREMENTS PER 2016 CBC SECTION 11B-203.5 THIS FACILITY IS NON-OCCUPIABLE SPACE & ENTERED ONLY BY SERVICE PERSONNEL. THIS SPACE IS NOT FOR HUMAN OCCUPANCY.
3. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS & DIMENSIONS PRIOR TO SUBMITTING HIS BID. ANY DISCREPANCIES, CONFLICTS OR OMISSIONS SHALL BE REPORTED TO THE ARCHITECT/ENGINEER PRIOR TO SUBMITTING BIDS, & PROCEEDING WITH ANY WORK.
4. THE CONTRACTOR SHALL NOTIFY ARCHITECT/ENGINEER OF ANY ERRORS, OMISSIONS, OR DISCREPANCIES AS THEY MAY BE DISCOVERED IN THE PLANS, SPECIFICATIONS, & NOTES PRIOR TO STARTING CONSTRUCTION. INCLUDING BUT NOT LIMITED BY DEMOLITION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTING ANY ERRORS, OMISSION, OR INCONSISTENCY AFTER THE START OF CONSTRUCTION WHICH HAS NOT BEEN BROUGHT TO THE ATTENTION OF THE ARCHITECT/ENGINEER & SHALL INCUR ANY EXPENSES TO RECTIFY THE SITUATION. THE METHOD OF CORRECTION SHALL BE APPROVED BY THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT.
5. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR HAS THE RESPONSIBILITY TO LOCATE ALL EXISTING UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, & TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR OR SUBCONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGE TO THE UTILITIES CAUSED DURING THE EXECUTION OF THE WORK.
CONTACT USA DIG ALERT @ 800-227-2600
6. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL PROTECT ALL AREAS FROM DAMAGE WHICH MAY OCCUR DURING CONSTRUCTION. ANY DAMAGE TO NEW OR EXISTING SURFACES, STRUCTURES OR EQUIPMENT SHALL BE IMMEDIATELY REPAIRED OR REPLACED TO THE SATISFACTION OF THE PROPERTY OWNER. THE CONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGED AREAS.
7. A COPY OF THE APPROVED PLANS SHALL BE KEPT IN A PLACE SPECIFIED BY THE GOVERNING AGENCY, & BY LAW SHALL BE AVAILABLE FOR INSPECTION AT ALL TIMES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE ALL CONSTRUCTION SETS REFLECT THE SAME INFORMATION AS THE APPROVED PLANS. THE CONTRACTOR SHALL ALSO MAINTAIN ONE SET OF PLANS AT THE SITE FOR THE PURPOSE OF DOCUMENTING ALL AS-BUILT CHANGES, REVISIONS, ADDENDA, OR CHANGE ORDERS. THE CONTRACTOR SHALL FORWARD THE AS-BUILT/HIRED DRAWINGS TO THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT AT THE CONCLUSION OF THE PROJECT.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE SITE WHILE THE WORK IS IN PROGRESS UNTIL THE JOB IS COMPLETE.
9. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE TEMPORARY POWER, WATER, & TOILET FACILITIES AS REQUIRED BY THE PROPERTY OWNER OR GOVERNING AGENCY.
10. ALL CONSTRUCTION THROUGH THE PROJECT SHALL CONFORM TO THE LATEST C.B.C. & ALL OTHER GOVERNING CODES, INCLUDING THE CALIFORNIA ADMINISTRATIVE CODES TITLE 8, 19, & 24. THE MOST RESTRICTIVE CODE SHALL GOVERN.
11. THE CONTRACTOR & SUBCONTRACTOR SHALL COMPLY WITH ALL LOCAL & STATE REGULATIONS INCLUDING ALL OSHA REQUIREMENTS.
12. WHEN REQUIRED STORAGE OF MATERIALS OCCURS, THEY SHALL BE EVENLY DISTRIBUTED OVER THE FLOOR OR ROOF SO AS NOT TO EXCEED THE DESIGNED LIVE LOADS FOR THE STRUCTURE. TEMPORARY SHORING OR BRACING SHALL BE PROVIDED WHERE THE STRUCTURE OR SOIL HAS NOT ATTAINED THE DESIGN STRENGTH FOR THE CONDITIONS PRESENT.
13. THE CONTRACTOR SHALL SUPERVISE & COORDINATE ALL WORK, USING HIS/HER PROFESSIONAL KNOWLEDGE & SKILLS. HE/SHE IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES, SEQUENCING & COORDINATING ALL PORTIONS OF THE WORK UNDER THE PROJECT.
14. THE CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN & PAY FOR ALL PERMITS, LICENSES & INSPECTIONS WITH RESPECT TO THE WORK TO COMPLETE THE PROJECT. BUILDING PERMIT APPLICATIONS SHALL BE FILED BY THE OWNER OR AUTHORIZED AGENT. CONTRACTOR SHALL OBTAIN THE PERMIT & MAKE FINAL PAYMENT OF SAID DOCUMENT.
15. ALL DIMENSIONS TAKE PRECEDENCE OVER SCALE. DRAWINGS ARE NOT TO BE SCALED UNDER ANY CIRCUMSTANCES.
16. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY BLOCKING, BACKING, FRAMING, HANGERS OR SUPPORTS FOR INSTALLATION OF ITEMS INDICATED ON THE DRAWINGS.
17. THE CONTRACTOR SHALL PROVIDE THE FIRE MARSHALL OR U.L APPROVED MATERIALS TO FILL/SEAL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES.
18. NEW CONSTRUCTION ADDED TO EXISTING CONSTRUCTION SHALL BE MATCHED IN FORM, TEXTURE, MATERIAL & PAINT COLOR EXCEPT AS NOTED IN THE PLANS.
19. THE CONTRACTOR IS TO PROVIDE PORTABLE FIRE EXTINGUISHERS HAVING A MINIMUM 2A:10-B:C RATING WITHIN 75FT. OF TRAVEL TO ALL PORTIONS OF THE CONSTRUCTION AREA.
20. MATERIALS TESTING SHALL BE TO THE LATEST STANDARDS AVAILABLE AS REQUIRED BY THE LOCAL GOVERNING AGENCY RESPONSIBLE FOR APPROVING THE RESULTS.
21. ALL GENERAL NOTES & STANDARD DETAILS ARE THE MINIMUM REQUIREMENTS TO BE USED IN CONDITIONS WHICH ARE NOT SPECIFICALLY SHOWN OTHERWISE.
22. ALL DEBRIS & REFUSE IS TO BE REMOVED FROM THE PROJECT. PREMISES SHALL BE LEFT IN A CLEAN BROOM FINISHED CONDITION AT ALL TIMES.
23. BUILDING INSPECTORS AND/OR OTHER BUILDING OFFICIALS ARE TO BE NOTIFIED PRIOR TO ANY GRADING & CONSTRUCTION EFFORT AS MANDATED BY THE GOVERNING AGENCY.
24. ALL SYMBOLS & ABBREVIATIONS ARE CONSIDERED CONSTRUCTION INDUSTRY STANDARDS. IF A CONTRACTOR HAS A QUESTION REGARDING THEIR EXACT MEANING THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT SHALL BE NOTIFIED FOR CLARIFICATIONS.

CONCRETE

REINFORCEMENT

1. REINFORCING STEEL SHALL CONFORM TO ASTM A 615, GRADE 60, DEFORMED UNLESS OTHERWISE NOTED. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A 185 WELDED STEEL WIRE FABRIC UNLESS NOTED OTHERWISE. SPLICES CLASS "B" & ALL HOOKS SHALL BE STANDARD U.N.O.
2. LOW HYDROGEN WELDING RODS SHALL BE USED FOR ALL WELDING OF REINFORCING BARS.
3. BARS NOTED "CONT.", TYPICAL WALL REINFORCING, & VERTICAL COLUMN REINFORCING SHALL HAVE A MINIMUM SPLICE EQUAL 40 BAR DIAMETERS LAP, OR 24" WHICHEVER IS GREATER.
4. REINFORCING SHALL BE SPLICED ONLY AS SHOWN OR NOTED. SPLICE AT OTHER LOCATIONS SHALL BE APPROVED BY THE ARCHITECT/ENGINEER.
5. SPLICES IN ADJACENT HORIZONTAL WALL REINFORCING BARS SHALL BE STAGGERED 4'-0" MINIMUM UNLESS OTHERWISE NOTED.
6. ALL REINFORCING, ANCHOR BOLTS & OTHER INSERTS SHALL BE SECURED IN PLACE PRIOR TO PLACING CONCRETE OR GROUTING MASONRY.
7. #5 OR LARGER REINFORCING BARS SHALL NOT BE RE-BENT WITHOUT APPROVAL OF THE ARCHITECT/ENGINEER.
8. PROVIDE THE FOLLOWING MINIMUM PROTECTIVE COVERING OF CONCRETE:

BELOW GRADE (UNFORMED)	3"	CLEAR
BELOW GRADE (FORMED)	2"	CLEAR
WALLS	1"	CLEAR
COLUMNS	1 1/2"	CLEAR
BEAMS & GIRDERS	1 1/2"	CLEAR
STRUCTURAL SLAB (ABOVE GRADE)	3/4"	CLEAR

CONCRETE (GENERAL)

1. STRUCTURAL FILL & BACKFILL SHOULD CONSIST OF A NON-EXPANSIVE GRANULAR MATERIAL APPROVED BY THE GEOTECHNICAL ENGINEER & PLACED IN UNIFORM 6" LIFTS.
2. STRUCTURAL FILL PLACED FOR SUPPORT OF FOUNDATION SHALL BE COMPACTED TO AT LEAST 95% OF MAXIMUM DENSITY FROM ASTM D698 (STANDARD PROCTOR).
3. STRUCTURAL FILL UNDERNEATH FOUNDATIONS & SLABS SHALL BE COMPACTED WITH A SMOOTH VIBRATORY COMPACTION DEVICE PRIOR TO CONCRETE PLACEMENT.
4. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH CURRENT ACI 318.
5. ALL CONCRETE SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 2500 PSI. UNLESS OTHERWISE SPECIFIED. WATER CEMENTITIOUS MATERIAL/RATIO & AIR CONTENT SHALL COMPLY WITH ACI 318 SECTION 19.3.
6. CEMENT FOR CONCRETE OR MASONRY MORTAR SHALL BE TYPE V "PORTLAND CEMENT" & CONFORM TO ASTM C-150 STANDARDS. UNLESS OTHERWISE SPECIFIED IN GEOTECHNICAL REPORT OR IN THE DRAWINGS.
7. AGGREGATE FOR CONCRETE SHALL CONFORM TO ASTM C-33 STANDARDS.
8. CONCRETE SHALL BE DEPOSITED IN ACCORDANCE WITH 318 SECTION 26.5.2 RECOMMENDED PRACTICE FOR CONSOLIDATION OF CONCRETE.
9. COLD WEATHER & HOT WEATHER CONCRETE PLACEMENT SHALL BE IN ACCORDANCE WITH ACI 318 SECTION 19.3 & SECTIONS 26.5.4 & 26.5.5.
10. AFTER PLACEMENT, THE CONCRETE SHALL BE COVERED WITH A PLASTIC VAPOR BARRIER FOR A 4 TO 7 DAY INITIAL CURING PERIOD.
11. A MINIMUM OF THREE CONCRETE TEST CYLINDERS SHALL BE TAKEN, ONE SHALL BE TESTED AT 7 DAYS, ONE AT 28 DAYS, & ONE HOLD CYLINDER. UNLESS OTHERWISE SPECIFIED BY GOVERNING AGENCY.
12. FLOOR SLABS SHALL CONFORM TO ASTM C-38 STANDARDS & SHALL BE 3 1/2 INCHES MINIMUM THICK - SEE FOUNDATION PLANS FOR REINFORCEMENT, BASE, UNDERLAYMENT, VAPOR BARRIER OR OTHER SPECIFIC REQUIREMENTS.
13. FLOOR SLABS SHALL BE LEVEL OR TRUE SLOPES AS SHOWN ON DRAWINGS. TOLERANCE: 1/8 INCH IN 10 FEET.
14. TOP OF CONCRETE SLAB TO BE 6" MINIMUM ABOVE FINISH GRADE. UNLESS OTHERWISE SPECIFIED IN THE DRAWINGS
15. ALL EXPOSED EDGES OF CONCRETE SHALL HAVE A 3/4" CHAMFER.
16. ALL EXTERIOR CONCRETE WALLS, PORCHES & PLATFORMS ON SITE TO HAVE A ROCK SALT FINISH. (U.O.N.)
17. CONTRACTOR SHALL BE RESPONSIBLE FOR ACCURATE PLACEMENT OF ALL ROUGH HARDWARE & ALL ITEMS OF OTHER TRADES REQUIRED TO BE EMBEDDED IN CONCRETE WORK.

METALS

STRUCTURAL FRAMING SYSTEM & EQUIPMENT

1. CABLE LADDERS AT INTERIOR SPACES WHERE INDICATED SHALL BE 1-1/2" SOLID BAR STRINGERS TYPE
2. ALL UNISTRUT SHALL BE P1000 (1-5/8").
3. MICROFLECT SHALL BE B 1 1 1 8 (U.N.O.) TO MATCH CABLE TRAY.
4. CABLE RUNS ON ROOF TOP & OUTDOOR APPLICATIONS, SHALL BE HOT DIPPED GALVANIZED AFTER FABRICATION.
5. ALL ANTENNA SPECS. PER RF DATA SHEET.

STRUCTURAL METAL

1. ALL STRUCTURAL STEEL SHALL COMPLY WITH MOST RECENT ASTM A-36 STANDARDS.
2. ALL CONNECTIONS & FABRICATIONS SHALL COMPLY WITH MOST RECENT A.I.S.C. SPECIFICATIONS.
3. ALL WELDING SHALL BE PERFORMED BY OPERATORS WHO HAVE BEEN RECENTLY QUALIFIED AS PRESCRIBED IN MOST RECENT "QUALIFICATION PROCEDURE" OF THE AMERICAN WELDING SOCIETY.
4. USE ALL MEANS NECESSARY TO PROTECT STRUCTURAL STEEL BEFORE, DURING & AFTER INSTALLATION & TO PROTECT THE INSTALLED WORK & MATERIALS OF ALL OTHER TRADES.
5. IN THE EVENT OF DAMAGE IMMEDIATELY MAKE ALL REPAIRS & REPLACEMENTS NECESSARY TO THE APPROVAL OF & AT NO ADDITIONAL COST TO THE OWNER.
6. HIGH-STRENGTH BOLTS SHALL COMPLY WITH ASTM A-325 N. BEARING TYPE CONNECTION WITH THREADS INCLUDED IN SHEAR PLANE. OTHER MACHINE BOLTS & ANCHOR BOLTS SHALL MEET THE REQUIREMENTS OF ASTM A-307
7. WELDS SHALL BE MADE WITH ASTM-233, E-70 SERIES ELECTRODES FOR STEEL TO STEEL CONNECTIONS. WELDING OF REINFORCING BARS SHALL BE DONE WITH ELECTRODES AS APPROVED BY A CERTIFIED TESTING LABORATORY.
8. ALL FRAMING CONNECTORS SUCH AS CONCRETE ANCHORS, HOLD-DOWNS, POST BASES, FRAMING CAP, HANGER & OTHER MISCELLANEOUS STRUCTURAL METALS SHALL BE AS MANUFACTURED BY SIMPSON STRONG TIE CO. OR APPROVED EQUIVALENT.
9. ALL EXTERIOR STRUCTURAL STEEL PERMANENTLY EXPOSED TO THE WEATHER SHALL BE HOT-DIP GALVANIZING AFTER FABRICATION.
10. ALL WELDING DONE AFTER GALVANIZING SHALL BE PROTECTED WITH TWO (2) COATS OF "GALVANIZED" OR "GALVALOY"

ELECTRICAL

1. REFER TO DRAWINGS FOR SITE SPECIFIC INFORMATION
2. ALL ELECTRIC WORK TO COMPLY WITH THE LATEST EDITION OF THE CALIFORNIA ELECTRICAL CODE. (REFER TO THE COVER SHEET)
3. ALL INTERIOR SEISMIC UNISTRUT SHALL BE GROUNDED WITH #6 STRANDED COPPER WITH GREEN JACKET. ALL CONNECTIONS TO BE DOUBLE LUG.
4. BEFORE STARTING TRENCHING, THE CONTRACTOR SHALL VERIFY LOCATION & DEPTH OF ALL EXISTING LINES AFFECTED BY THE CONTRACT & IMMEDIATELY NOTIFY THE PROJECT MANAGER IF ANY REROUTING OF EXISTING LINES IS NECESSARY.

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	12/13/17	90% CONSTRUCTION	OM
1	02/21/18	100% CONSTRUCTION	OM



WIRELESS
SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 003
PSL # 473026
1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:

GENERAL NOTES & SPECIFICATIONS

T-3

NOTES:

OWNER(S): WITHIN PUBLIC RIGHT-OF-WAY

THIS DRAWING DOES NOT REPRESENT A BOUNDARY SURVEY OF ANY PARCEL OF LAND, NOR DOES IT IMPLY OR INFER THAT A BOUNDARY SURVEY WAS PERFORMED. THIS IS A SPECIALIZED TOPOGRAPHIC MAP WITH PROPERTY AND EASEMENTS BEING A GRAPHIC DEPICTION BASED ON INFORMATION GATHERED FROM VARIOUS SOURCES OF RECORD AND AVAILABLE MONUMENTATION. PROPERTY LINES AND LINES OF TITLE WERE NEITHER INVESTIGATED NOR SURVEYED AND SHALL BE CONSIDERED APPROXIMATE ONLY. NO PROPERTY MONUMENTS WERE SET.

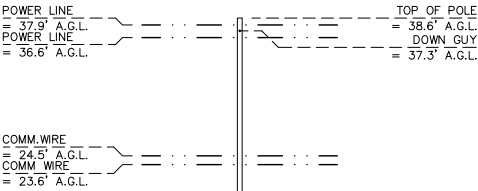
THE UNDERGROUND UTILITIES (IF ANY) THAT APPEAR ON THIS MAP HAVE BEEN LOCATED BY FIELD OBSERVATION. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES STATE THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE.

THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD RATE MAP FOR COMMUNITY NO. 060203, PANEL NO. 0327G, DATED APRIL 2, 2009 SHOWS THAT THE LOCATION OF THIS SITE FALLS WITHIN ZONE 'X', AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN.

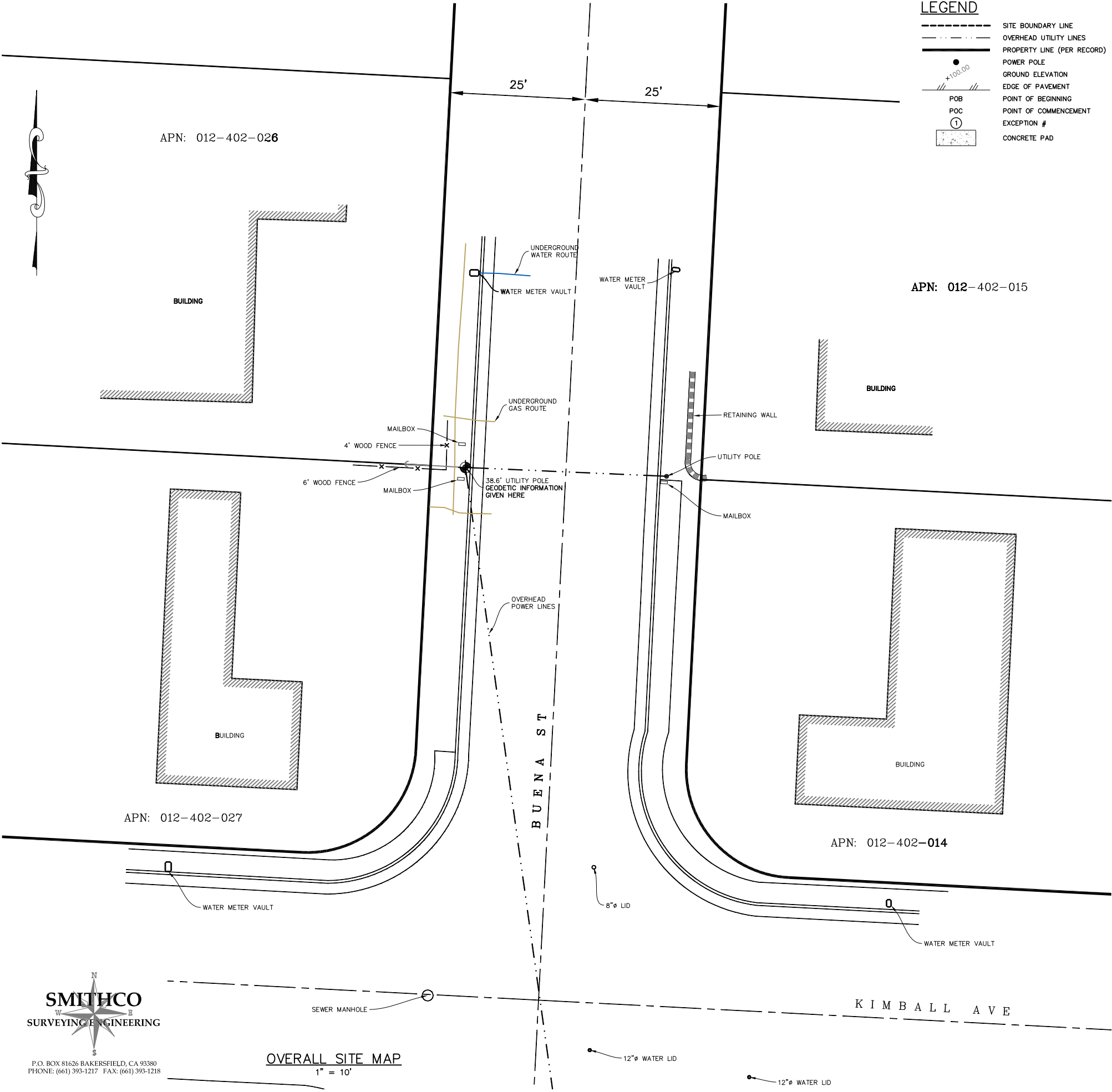
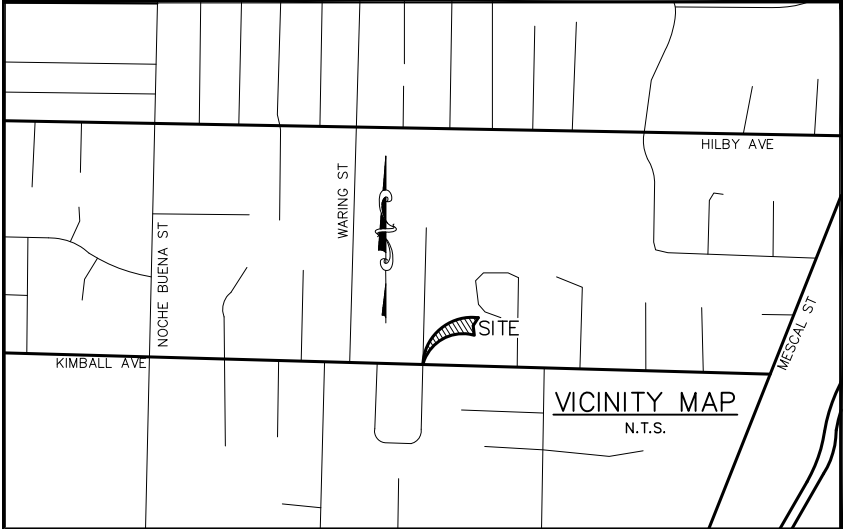
THE LATITUDE AND LONGITUDE AT THE LOCATION AS SHOWN WAS DETERMINED BY GPS OBSERVATIONS.

LAT. 36° 35' 59.01" N. NAD 83
LONG. 121° 50' 01.96" W. NAD 83
ELEV. 179.7' NAVD 88 (BASIS OF DRAWING)

The information shown above meets or exceeds the requirements set forth in FAA order 8260.19D for 1-A accuracy (± 20' horizontally and ± 3' vertically). The horizontal datum (coordinates) are expressed as degrees and decimal degrees thereof. The vertical datum (heights) are expressed in feet and decimals thereof and are determined to the nearest 0.1 foot.



ELEVATION VIEW — LOOKING WEST
SCALE: 1" = 10'



LEGEND

---	SITE BOUNDARY LINE
---	OVERHEAD UTILITY LINES
---	PROPERTY LINE (PER RECORD)
●	POWER POLE
---	GROUND ELEVATION
---	EDGE OF PAVEMENT
---	POINT OF BEGINNING
---	POINT OF COMMENCEMENT
---	EXCEPTION #
---	CONCRETE PAD

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/25/17	PRELIMINARY	EJ
1	11/21/17	REVISION	EJ

SMITHCO JOB NO.: 82-946



AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



15505 SAND CANYON AVENUE
IRVINE, CA 92618

PRELIMINARY

CC SEASIDE 003

1107 BUENA ST
SEASIDE, CA 93955

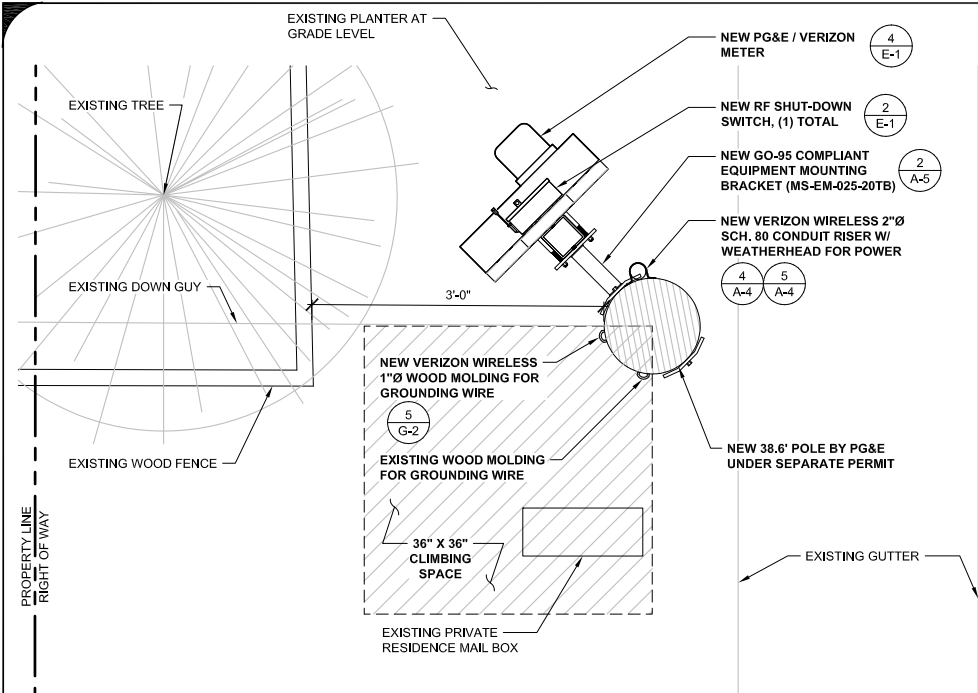
MONTEREY COUNTY

SHEET TITLE:

SITE SURVEY

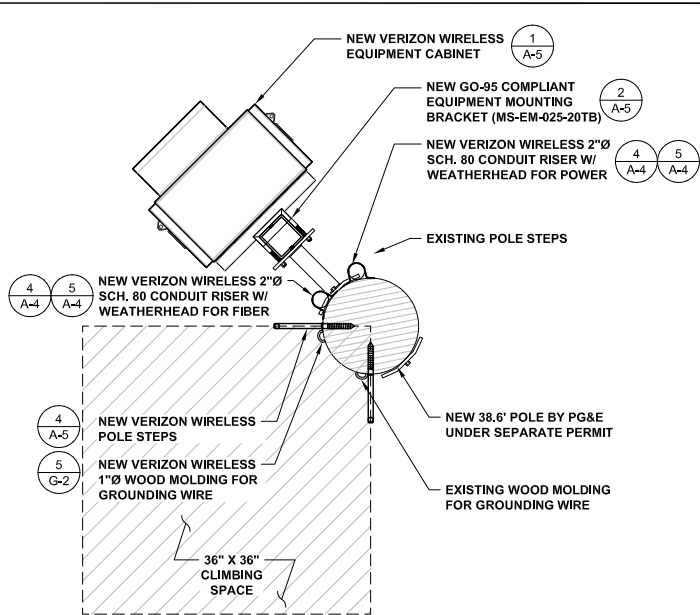
FOR EXAMINATION ONLY

C-1

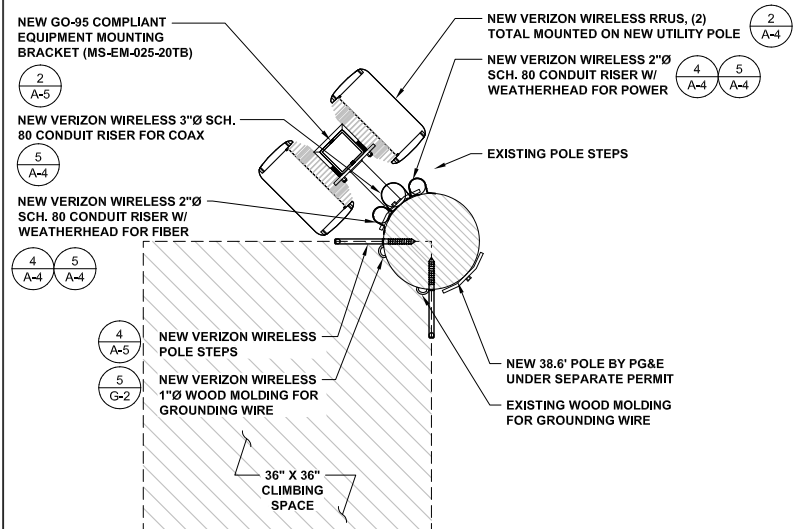


**NEW METER & SHUT-DOWN
SWITCH AT 7'-0" AGL**

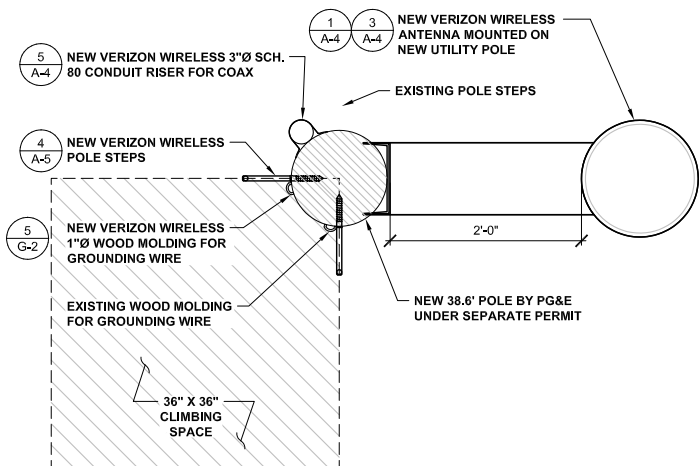
BUENA ST.



**NEW CABINET
AT 10'-0" AGL**



**NEW RRUS
AT 17'-0" AGL**



**NEW ANTENNA
AT RAD CENTER 29.6' AGL**

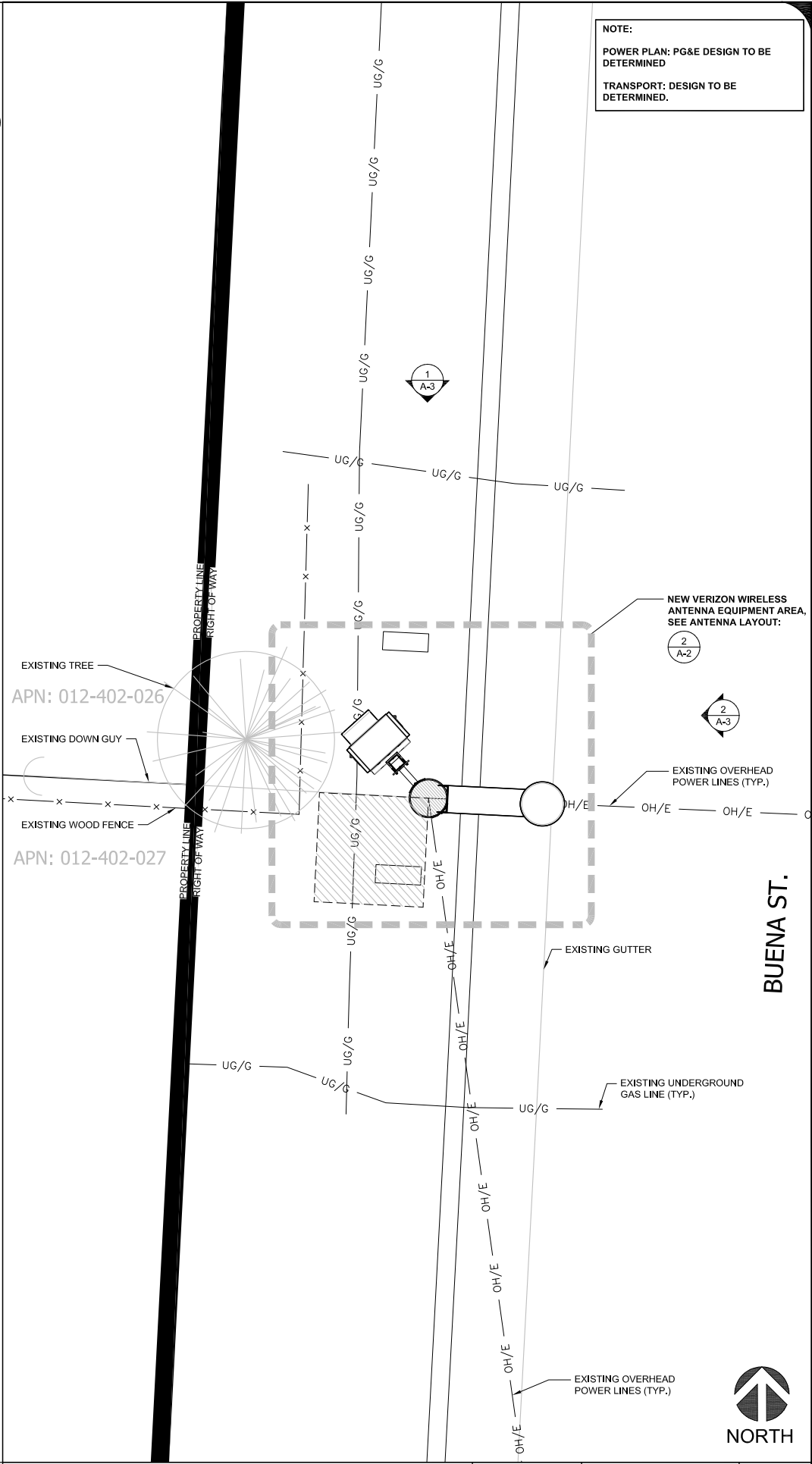


ANTENNA & EQUIPMENT LAYOUT

0 3" 6" 1' SCALE: 1" = 1'-0" (24x36)
(OR) 1/2" = 1'-0" (11x17)

2

ENLARGED SITE PLAN



0 6" 1' 2' SCALE: 1/2" = 1'-0" (24x36)
(OR) 1/4" = 1'-0" (11x17)

1

NOTE:
POWER PLAN: PG&E DESIGN TO BE DETERMINED
TRANSPORT: DESIGN TO BE DETERMINED.

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	12/13/17	90% CONSTRUCTION	OM
1	02/21/18	100% CONSTRUCTION	OM



PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

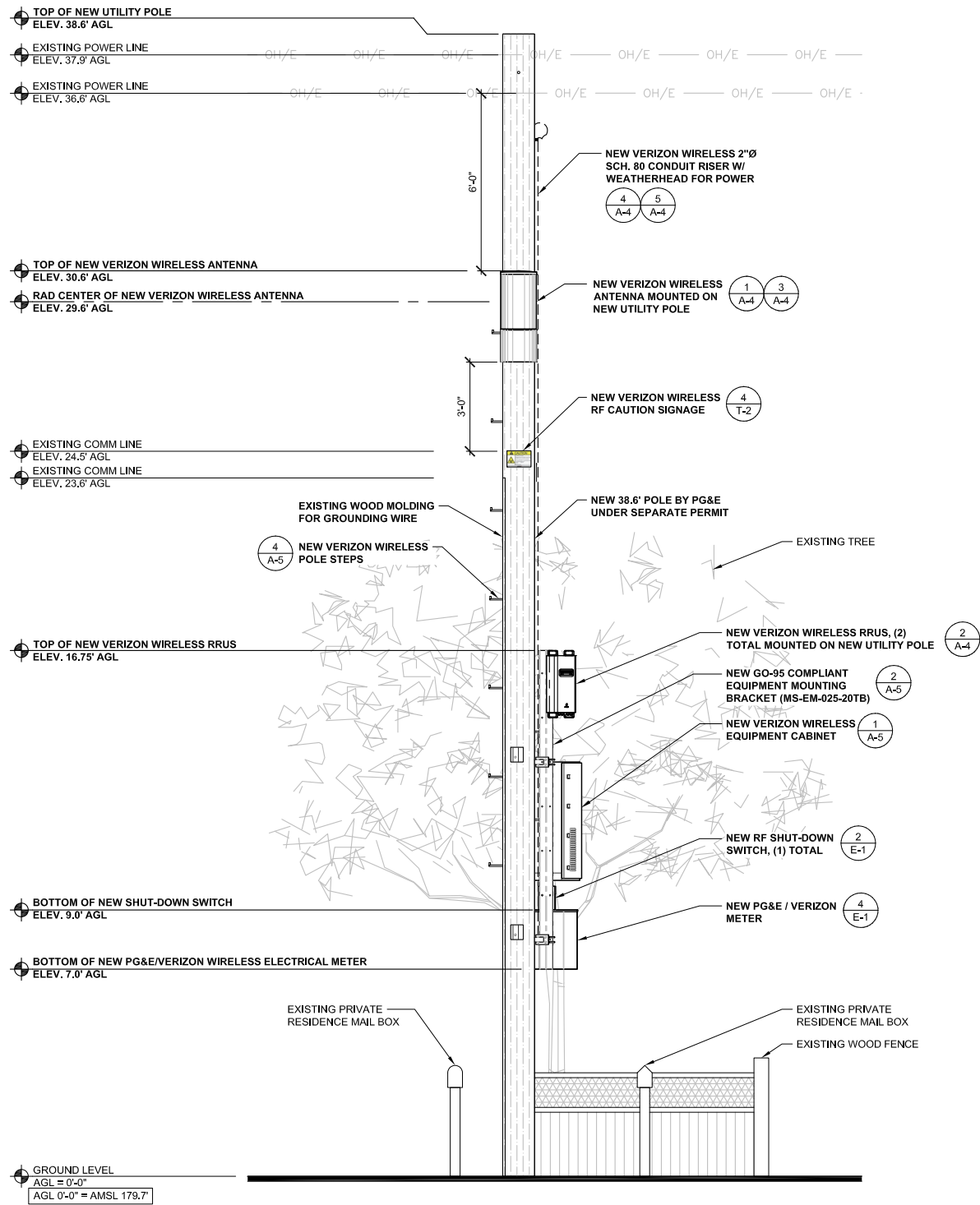


2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 003
PSL # 473026
1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:
**ENLARGED SITE PLAN,
ANTENNA &
EQUIPMENT LAYOUT**

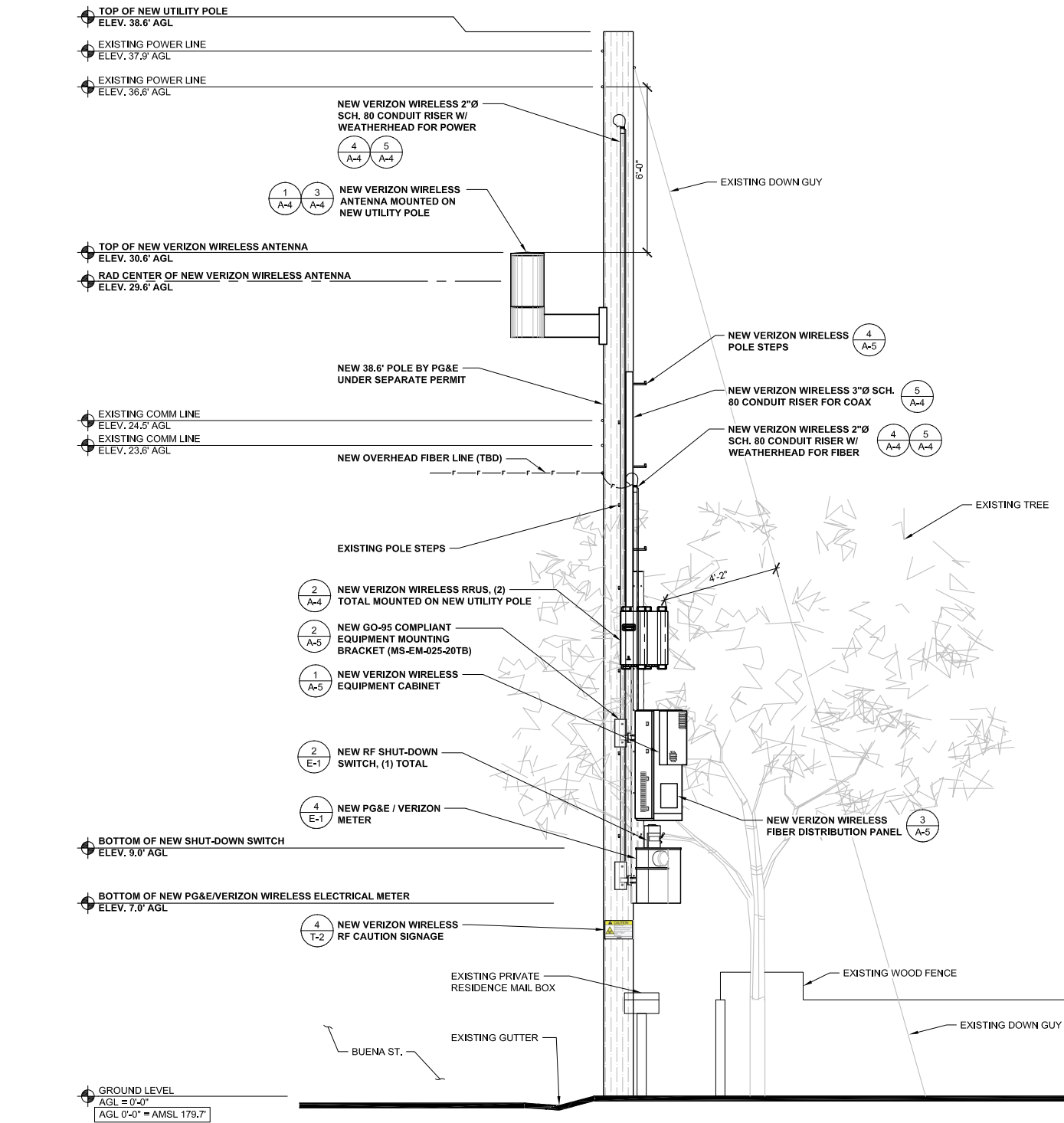
A-2



EAST ELEVATION

0 1' 2' 3' SCALE: 3/8" = 1'-0" (24x36)
(OR) 3/16" = 1'-0" (11x17)

2



NORTH ELEVATION

0 1' 2' 3' SCALE: 3/8" = 1'-0" (24x36)
(OR) 3/16" = 1'-0" (11x17)

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	12/13/17	90% CONSTRUCTION	OM
1	02/21/18	100% CONSTRUCTION	OM

SAC
WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

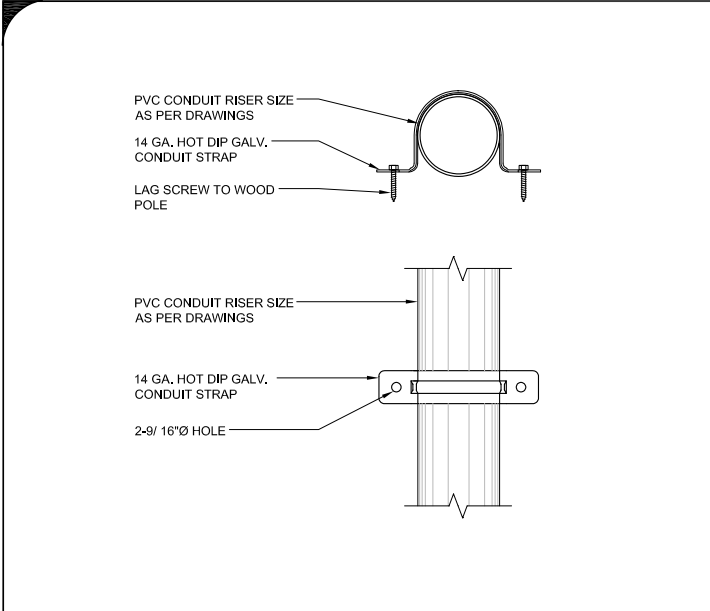
PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 003
PSL # 473026
1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:
SOUTH & WEST
ELEVATIONS

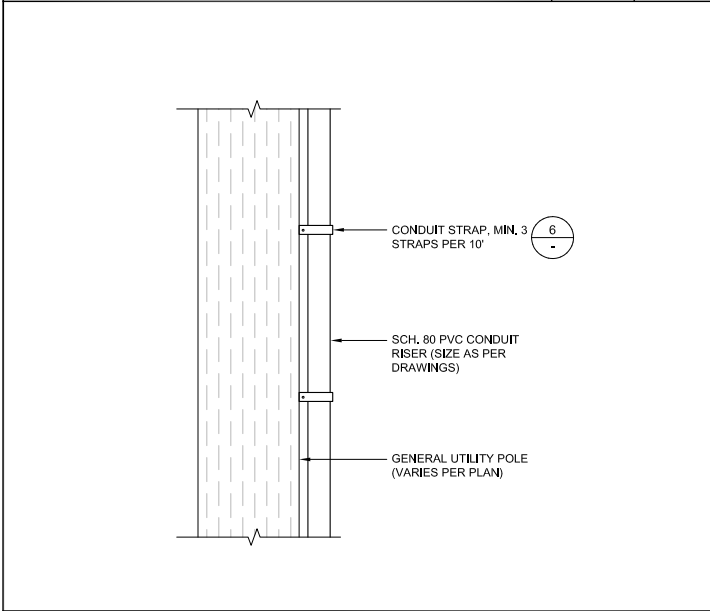
A-3



CONDUIT RISER STRAP DETAIL

SCALE
N.T.S.

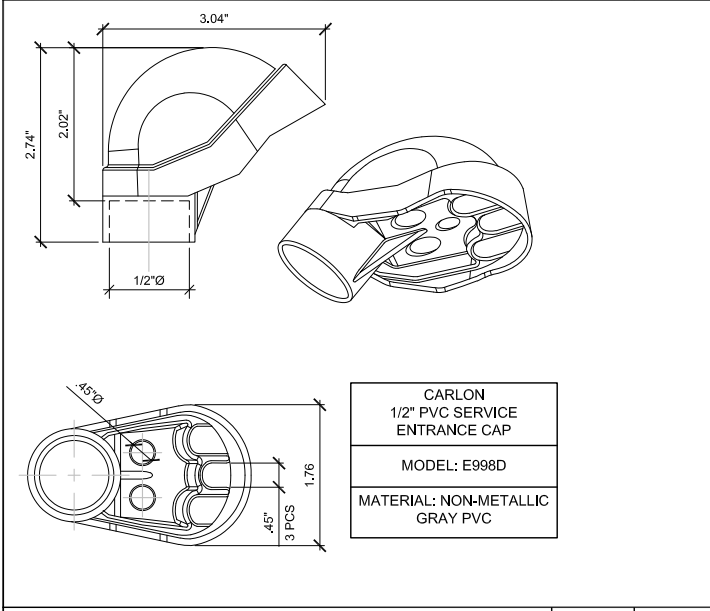
6



CONDUIT RISER DETAIL

SCALE
N.T.S.

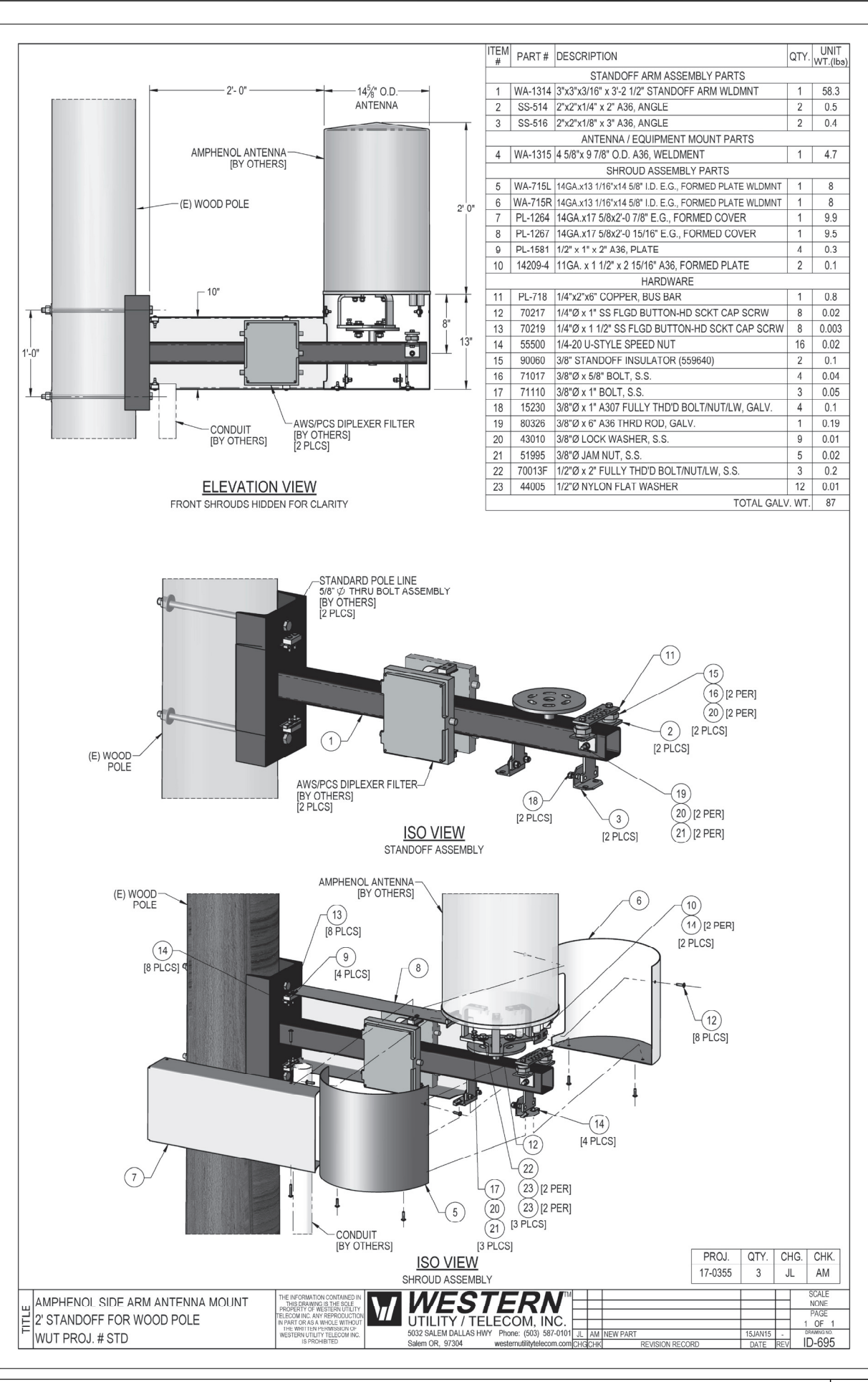
5



WEATHERHEAD DETAIL

SCALE
N.T.S.

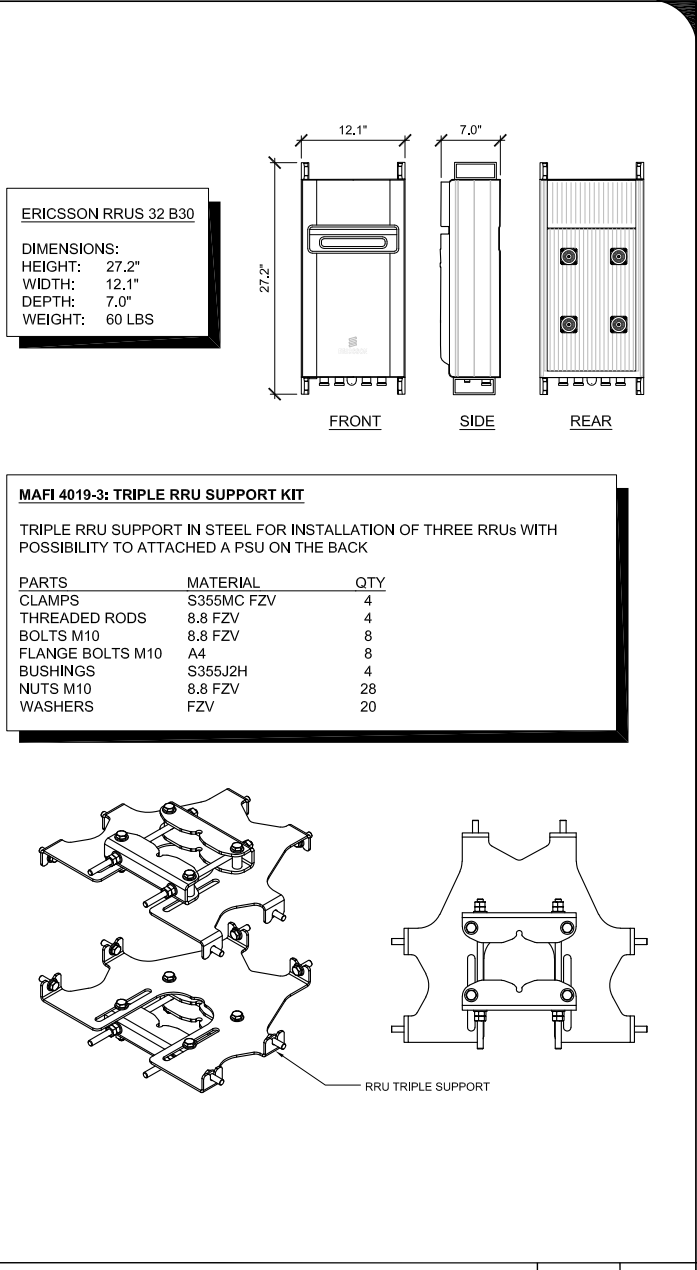
4



ANTENNA MOUNTING DETAIL (SIDE MOUNT)

SCALE
N.T.S.

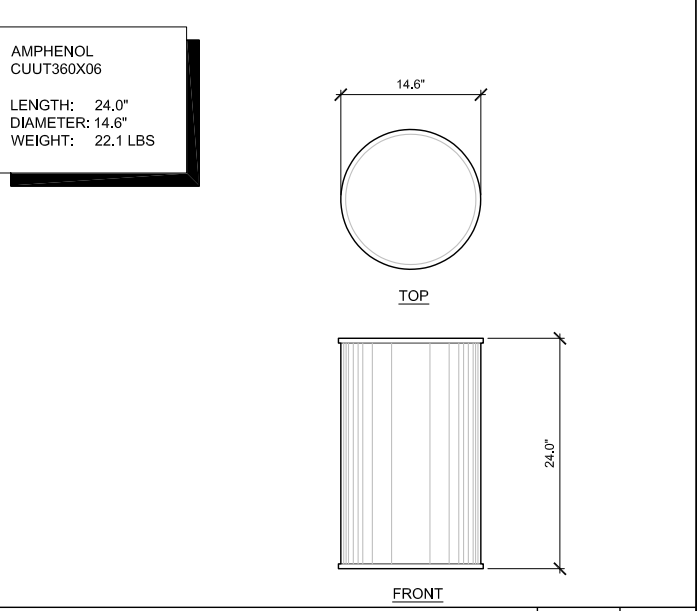
3



RRUS & TRIPLE MOUNT DETAIL

SCALE
N.T.S.

2



ANTENNA SPECIFICATION

SCALE
N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	12/13/17	90% CONSTRUCTION	OM
1	02/21/18	100% CONSTRUCTION	OM

SAC

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 003
PSL # 473026
1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:
DETAILS

A-4

NOT USED

SCALE
N.T.S.

9

NOT USED

SCALE
N.T.S.

8

NOT USED

SCALE
N.T.S.

7

NOT USED

SCALE
N.T.S.

6

MACLEAN POWER SYSTEMS

5/8" X 10" STEP POLE

#J1118

MATERIAL: HOT ROLLED CARBON STEEL
HOT DIP GALVANIZED PER ASTM A-153

FRONT VIEW

TOP VIEW

SIDE VIEW

3'-0" MIN.

1'-6" MAX.

3'-0" MAX.

POLE STEP DETAIL

SCALE
N.T.S.

4

FRONT PLATE

3/8"ØX4"X5" GALV. SQUARE U-BOLT

4X4 MS GALV. MAST

1/2"Ø GALV. ALL THREAD PENETRATING WOOD UTILITY POLE

6"X7" BACK PLATE TYP. (4"X4" BACK PLATE WHEN LOCATED IN CLIMBING SPACE)

GENERAL UTILITY POLE (VARIES PER PLAN)

1/2"Ø X 5" LONG GALV. STEEL LAG BOLT

4'-0" MIN. TO 6'-0" MAX.

NEW GO-95 COMPLIANT EQUIPMENT MOUNTING BRACKET (MS-EM-025-20TB)

SIDE VIEW

GENERAL UTILITY POLE (VARIES PER PLAN)

3/8"ØX4"X5" GALV. SQUARE U-BOLT

FRONT PLATE

4X4 MS GALV. MAST

6"X7" BACK PLATE TYP. (4"X4" BACK PLATE WHEN LOCATED IN CLIMBING SPACE)

1/2"Ø GALV. ALL THREAD PENETRATING WOOD UTILITY POLE

GENERAL UTILITY POLE (VARIES PER PLAN)

FRONT PLATE

3/8"ØX4"X5" GALV. SQUARE U-BOLT

4X4 MS GALV. MAST

PLAN VIEW

EQUIPMENT MOUNTING BRACKET DETAIL (MEXSAL MS-EM-025-20TB)

SCALE
N.T.S.

2

AWM-12

CAPACITY

6-PACK DUPLEX SC OR LC; 12 FIBERS

AVAILABLE AS A SINGLE OR DUAL DOOR ENCLOSURE

DIMENSION

HEIGHT

8.54"

WIDTH

10"

DEPTH

2.88"

CHARLES CUBE-SC1042NAN3

LOW PROFILE POLE MOUNTED EQUIPMENT CABINET

WEIGHT: 280 LBS

SIDE VIEW

FRONT VIEW

TOP VIEW

FIBER BOX DETAIL

SCALE
N.T.S.

3

CABINET SPECIFICATIONS

SCALE
N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	12/13/17	90% CONSTRUCTION	OM
1	02/21/18	100% CONSTRUCTION	OM

SAC

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 003

PSL # 473026

1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:

DETAILS

A-5

U214MTBL : METER MAIN LOAD CENTER - OVERHEAD / UNDERGROUND - SURFACE MOUNT

MAIN DISC.	PROV.	AIC RATING	AMPACITY MAX. CONT.	VOLT-AGE	SERVICE TYPE	# OF JAWS	HUB PROV.	PHASE LINE	CONDUCTOR LOAD	NEUTRAL CONDUCTOR	LOAD CENTER
(1) 100A 2P CB	NONE	10K	100 100	120/240	1Ø 3W	4	AW	14 AWG - 2/0 AWG	MAIN CIRCUIT BREAKER	14 AWG - 1/0 AWG	12/24

20"

HA

24"

1A (4)

4E

2B (2)

4-5/8"

1A

4F

4G

4F

4E

1A (4)

2B (3)

KNOCKOUTS - CONDUIT SIZES

1A	1/2"
2B	3/4" - 1/2"
4E	1 1/2" - 1 1/4" - 1" - 3/4"
4F	2" - 1 1/2" - 1 1/4" - 1"
4G	2 1/2" - 2" - 1 1/2" - 1 1/4"
HA	AW HUB

U214MTBL

OVERHEAD / UNDERGROUND - SURFACE MOUNT

SCALE

N.T.S.

5

METER DETAIL

SCALE

N.T.S.

4

7.25"

0.28 (3 HOLES)

6.00"

4.50"

7.75"

A.B.C KNOCKOUTS

A.B.C D KNOCKOUTS

9.64"

A.B.C KNOCKOUTS

NEW P1000DS 1-5/8" X 1-5/8", 12 GA WITH DOUBLE SLOTS

7MM BOLT & SPRING WASHER

NEMA TYPE 3R ILLUSTRATED

6" X 7" SHUT-DOWN PROTOCOL LABEL OUTSIDE DISCONNECT SWITCH DOOR

Utility Company Power Disconnect Switch

Normal Shut-down Protocol:
1. Call 800-266-6620 NOC 24HRS prior to schedule a shut-down day and time.
2. Give NOC the node number - switch #
3. On scheduled day of shut-down, pull the disconnect handle to the "OFF" position.
4. Call NOC when work is completed.
Emergency Shut-Down Protocol:
1. Call 800-266-6620 NOC.
2. Give NOC the Node number.
3. Pull BOTH disconnect handles to the "OFF" position.
4. Call NOC when work is completed.

PAD LOCK

NOTE:

1. FRONT SWITCH LABEL TEXT HEIGHT TO BE 1/4".

2. INSIDE SHUT-DOWN PROTOCOL LABEL TEXT HEIGHT TO BE 3/16".

SCALE

N.T.S.

2

RF SHUT-DOWN SWITCH DETAIL (3-POLE)

NOTE:
POWER PLAN: PG&E DRAWINGS PENDING

SCALE

N.T.S.

3

POWER PLAN

NOTE:
PENDING PG&E POWER DESIGN

NEW O/H POWER ROUTE

GENERAL UTILITY POLE (VARIES PER PLAN)

NEW EQUIPMENT CABINET POWER PLANT W/ (2) 20A RECTIFIERS AND (1) STRING OF BATTERIES (SAFT TEL. X 80 NI-CD)

NEW LOW-PROFILE EQUIPMENT CABINET

TO NEW RADIO EQUIPMENT

NEW RF (DC) SHUT-DOWN SWITCHES. SQUARE D, 3-POLE, NEMA TYPE 3R ENCLOSURE, (1) TOTAL

2"Ø SCH 80 PVC - 2 #2, 1#6 GROUND, COPPER THHN / THWN-2

NEW 100A, 120/240V, 1 PHASE, 3 WIRE PG&E / VERIZON WIRELESS SERVICE METER

3/4"Ø W/ #2 CU

(2) GROUND RODS (5/8" X 10' LONG COPPERCLAD)

GROUND

SCALE

N.T.S.

1

POWER 1 LINE DIAGRAM

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	12/13/17	90% CONSTRUCTION	OM
1	02/21/18	100% CONSTRUCTION	OM

SAC

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 003

PSL # 473026

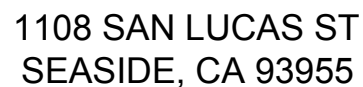
1101 BUENA ST.
SEASIDE, CA 93955

SHEET TITLE:

POWER 1 LINE
DIAGRAM & DETAILS

E-1

Packet Page 26



SAC WIRELESS, LLC.
450 DEER CANYON ROAD
BUELLTON, CA 93427
CONTACT: KELLY MCCURNIN
TELEPHONE: (805) 686-4039

SMITHCO SURVEYING ENGINEERING
P.O. BOX 81626
BAKERSFIELD, CA 93380
CONTACT: GREG SMITH, PLS
TELEPHONE: (661) 393-1217

TRINITY AVE

HILBY AVE

KIMBALL AVE

YOSEMITE ST

SITE

VICINITY MAP

NOT TO SCALE

N.T.S.

NORTH

TO: 1108 SAN LUCAS ST
SEASIDE, CA 93955

- | | | | |
|-----|--|-----|--|
| 1. | HEAD SOUTH TOWARD SHADELANDS DRIVE | 12. | TAKE EXIT 403 FOR CA-218 TOWARD SEASIDE/DEL REY OAKS |
| 2. | TURN RIGHT ONTO SHADELANDS DRIVE | 13. | KEEP LEFT TO CONTINUE ON CA-218 E/CANYON DEL REY BOULEVARD |
| 3. | TURN LEFT ONTO N WIGET LANE | 14. | KEEP RIGHT TO CONTINUE ON CANYON DEL REY BLVD |
| 4. | TURN RIGHT ONTO YGNACIO VALLEY ROAD | 15. | TURN LEFT ONTO FREMONT BOULEVARD |
| 5. | YGNACIO VALLEY ROAD TURNS RIGHT AND BECOMES HILLSIDE AVENUE | 16. | TURN RIGHT ONTO KIMBALL AVENUE |
| 6. | USE THE LEFT 2 LANES TO TURN LEFT ONTO THE INTERSTATE 680 S RAMP TO SAN JOSE | 17. | TURN LEFT ON SAN LUCAS ST |
| 7. | MERGE ONTO THE I-680 S | 18. | DESTINATION WILL BE ON THE RIGHT |
| 8. | USE THE RIGHT 3 LANES TO MERGE ONTO US-101 S TOWARD LOS ANGELES | | |
| 9. | TAKE EXIT 336 TOWARD MONTEREY/PENINSULA | | |
| 10. | MERGE ONTO CA-156 W | | |
| 11. | MERGE ONTO CA-1 S | | |

- (1) NEW ANTENNA
- (1) NEW EQUIPMENT CAGE
- (1) NEW FIBER DISTRIBUTION PANEL
- (1) RF SHUT DOWN SWITCHES
- (1) NEW RADIOS W/ PSUs
- (1) NEW DIPLEXER
- (1) NEW PG&E / VERIZON WIRELESS METER PEDESTAL
- NEW POLE STEPS

AREA OF CONSTRUCTION:	N/A
OCCUPANCY:	U
TYPE OF CONSTRUCTION:	V-B
CURRENT ZONING:	R.O.W.
HANDICAP REQUIREMENTS:	FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. HANDICAPPED ACCESS NOT REQUIRED.

LAT. 36° 36' 00.08" N. NAD 83
LONG. 121° 50' 23.64" W. NAD 83
ELEV. 117.2' NAVD 88 (BASIS OF DRAWING)

DO NOT SCALE DRAWINGS IF NOT FULL SIZE (24 X 36)

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR THE SAME.

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. ALL WORK SHALL CONFORM TO 2016 EDITION TITLE 24, CALIFORNIA CODE OF REGULATIONS. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THE FOLLOWING CODES.

- 2016 CALIFORNIA ADMINISTRATIVE CODE
- 2016 CALIFORNIA BUILDING CODES
- 2016 CALIFORNIA ELECTRICAL CODE
- 2016 CALIFORNIA FIRE CODE
- 2016 CALIFORNIA ENERGY CODE
- CITY & COUNTY ORDINANCES

DISCIPLINE:	SIGNATURE:	DATE:
SITE ACQUISITION:		
PLANNER:		
CONSTRUCTION:		
LANDLORD:		

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED



CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:

TITLE SHEET

T-1

1

4



1. BUILDINGS UNDERGOING CONSTRUCTION, ALTERATION, OR DEMOLITION SHALL BE IN ACCORDANCE WITH 2013 CFC SECTION 1401.
2. ADDRESS SHALL BE PROVIDED FOR ALL NEW AND EXISTING BUILDINGS IN A POSITION AS TO BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY. [2013 CFC SECTION 505.1]
3. DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME-RETARDANT CONDITION. [2013 CFC SECTION 807-1.2]
4. PORTABLE FIRE EXTINGUISHERS:
AT LEAST ONE FIRE EXTINGUISHER WITH A MINIMUM RATING OF 2-A-10B:C SHALL BE PROVIDED WITHIN 75 FEET MAXIMUM TRAVEL DISTANCE FOR EACH 6,000 SQUARE FEET OR PORTION THEREOF ON EACH FLOOR. [2013 CFC SECTION 906.1.1 AND SECTION 906.3.1.1]

2

LEGEND

3

ISSUE STATUS



WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED



CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

T-2

GENERAL

1. THIS FACILITY IS AN UNMANNED CELLULAR TELEPHONE EQUIPMENT FACILITY. THE OCCUPANCY CLASSIFICATION IS U [2016 CBC, TITLE 24, PART 2, VOLUME 1, SECTION 312].
2. THIS FACILITY IS EXEMPT FROM ACCESSIBILITY REQUIREMENTS PER 2016 CBC SECTION 11B-203.5 THIS FACILITY IS NON-OCCUPIABLE SPACE & ENTERED ONLY BY SERVICE PERSONNEL. THIS SPACE IS NOT FOR HUMAN OCCUPANCY.
3. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS & DIMENSIONS PRIOR TO SUBMITTING HIS BID. ANY DISCREPANCIES, CONFLICTS OR OMISSIONS SHALL BE REPORTED TO THE ARCHITECT/ENGINEER PRIOR TO SUBMITTING BIDS, & PROCEEDING WITH ANY WORK.
4. THE CONTRACTOR SHALL NOTIFY ARCHITECT/ENGINEER OF ANY ERRORS, OMISSIONS, OR DISCREPANCIES AS THEY MAY BE DISCOVERED IN THE PLANS, SPECIFICATIONS, & NOTES PRIOR TO STARTING CONSTRUCTION. INCLUDING BUT NOT LIMITED BY DEMOLITION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTING ANY ERRORS, OMISSION, OR INCONSISTENCY AFTER THE START OF CONSTRUCTION WHICH HAS NOT BEEN BROUGHT TO THE ATTENTION OF THE ARCHITECT/ENGINEER & SHALL INCUR ANY EXPENSES TO RECTIFY THE SITUATION. THE METHOD OF CORRECTION SHALL BE APPROVED BY THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT.
5. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR HAS THE RESPONSIBILITY TO LOCATE ALL EXISTING UTILITIES, WHETHER OR NOT SHOWN ON THE PLANS, & TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR OR SUBCONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGE TO THE UTILITIES CAUSED DURING THE EXECUTION OF THE WORK.
CONTACT USA DIG ALERT @ 800-227-2600
6. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL PROTECT ALL AREAS FROM DAMAGE WHICH MAY OCCUR DURING CONSTRUCTION. ANY DAMAGE TO NEW OR EXISTING SURFACES, STRUCTURES OR EQUIPMENT SHALL BE IMMEDIATELY REPAIRED OR REPLACED TO THE SATISFACTION OF THE PROPERTY OWNER. THE CONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGED AREAS.
7. A COPY OF THE APPROVED PLANS SHALL BE KEPT IN A PLACE SPECIFIED BY THE GOVERNING AGENCY, & BY LAW SHALL BE AVAILABLE FOR INSPECTION AT ALL TIMES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE ALL CONSTRUCTION SETS REFLECT THE SAME INFORMATION AS THE APPROVED PLANS. THE CONTRACTOR SHALL ALSO MAINTAIN ONE SET OF PLANS AT THE SITE FOR THE PURPOSE OF DOCUMENTING ALL AS-BUILT CHANGES, REVISIONS, ADDENDA, OR CHANGE ORDERS. THE CONTRACTOR SHALL FORWARD THE AS-BUILT/HIRED DRAWINGS TO THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT AT THE CONCLUSION OF THE PROJECT.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE SITE WHILE THE WORK IS IN PROGRESS UNTIL THE JOB IS COMPLETE.
9. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE TEMPORARY POWER, WATER, & TOILET FACILITIES AS REQUIRED BY THE PROPERTY OWNER OR GOVERNING AGENCY.
10. ALL CONSTRUCTION THROUGH THE PROJECT SHALL CONFORM TO THE LATEST C.B.C. & ALL OTHER GOVERNING CODES, INCLUDING THE CALIFORNIA ADMINISTRATIVE CODES TITLE 8, 19, & 24. THE MOST RESTRICTIVE CODE SHALL GOVERN.
11. THE CONTRACTOR & SUBCONTRACTOR SHALL COMPLY WITH ALL LOCAL & STATE REGULATIONS INCLUDING ALL OSHA REQUIREMENTS.
12. WHEN REQUIRED STORAGE OF MATERIALS OCCURS, THEY SHALL BE EVENLY DISTRIBUTED OVER THE FLOOR OR ROOF SO AS NOT TO EXCEED THE DESIGNED LIVE LOADS FOR THE STRUCTURE. TEMPORARY SHORING OR BRACING SHALL BE PROVIDED WHERE THE STRUCTURE OR SOIL HAS NOT ATTAINED THE DESIGN STRENGTH FOR THE CONDITIONS PRESENT.
13. THE CONTRACTOR SHALL SUPERVISE & COORDINATE ALL WORK, USING HIS/HER PROFESSIONAL KNOWLEDGE & SKILLS. HE/SHE IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES, SEQUENCING & COORDINATING ALL PORTIONS OF THE WORK UNDER THE PROJECT.
14. THE CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN & PAY FOR ALL PERMITS, LICENSES & INSPECTIONS WITH RESPECT TO THE WORK TO COMPLETE THE PROJECT. BUILDING PERMIT APPLICATIONS SHALL BE FILED BY THE OWNER OR AUTHORIZED AGENT. CONTRACTOR SHALL OBTAIN THE PERMIT & MAKE FINAL PAYMENT OF SAID DOCUMENT.
15. ALL DIMENSIONS TAKE PRECEDENCE OVER SCALE. DRAWINGS ARE NOT TO BE SCALED UNDER ANY CIRCUMSTANCES.
16. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY BLOCKING, BACKING, FRAMING, HANGERS OR SUPPORTS FOR INSTALLATION OF ITEMS INDICATED ON THE DRAWINGS.
17. THE CONTRACTOR SHALL PROVIDE THE FIRE MARSHALL OR U.L APPROVED MATERIALS TO FILL/SEAL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES.
18. NEW CONSTRUCTION ADDED TO EXISTING CONSTRUCTION SHALL BE MATCHED IN FORM, TEXTURE, MATERIAL & PAINT COLOR EXCEPT AS NOTED IN THE PLANS.
19. THE CONTRACTOR IS TO PROVIDE PORTABLE FIRE EXTINGUISHERS HAVING A MINIMUM 2A:10-B:C RATING WITHIN 75FT. OF TRAVEL TO ALL PORTIONS OF THE CONSTRUCTION AREA.
20. MATERIALS TESTING SHALL BE TO THE LATEST STANDARDS AVAILABLE AS REQUIRED BY THE LOCAL GOVERNING AGENCY RESPONSIBLE FOR APPROVING THE RESULTS.
21. ALL GENERAL NOTES & STANDARD DETAILS ARE THE MINIMUM REQUIREMENTS TO BE USED IN CONDITIONS WHICH ARE NOT SPECIFICALLY SHOWN OTHERWISE.
22. ALL DEBRIS & REFUSE IS TO BE REMOVED FROM THE PROJECT. PREMISES SHALL BE LEFT IN A CLEAN BROOM FINISHED CONDITION AT ALL TIMES.
23. BUILDING INSPECTORS AND/OR OTHER BUILDING OFFICIALS ARE TO BE NOTIFIED PRIOR TO ANY GRADING & CONSTRUCTION EFFORT AS MANDATED BY THE GOVERNING AGENCY.
24. ALL SYMBOLS & ABBREVIATIONS ARE CONSIDERED CONSTRUCTION INDUSTRY STANDARDS. IF A CONTRACTOR HAS A QUESTION REGARDING THEIR EXACT MEANING THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT SHALL BE NOTIFIED FOR CLARIFICATIONS.

CONCRETE

REINFORCEMENT

1. REINFORCING STEEL SHALL CONFORM TO ASTM A 615, GRADE 60, DEFORMED UNLESS OTHERWISE NOTED. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A 185 WELDED STEEL WIRE FABRIC UNLESS NOTED OTHERWISE. SPLICES CLASS "B" & ALL HOOKS SHALL BE STANDARD U.N.O.
2. LOW HYDROGEN WELDING RODS SHALL BE USED FOR ALL WELDING OF REINFORCING BARS.
3. BARS NOTED "CONT.", TYPICAL WALL REINFORCING, & VERTICAL COLUMN REINFORCING SHALL HAVE A MINIMUM SPLICE EQUAL 40 BAR DIAMETERS LAP, OR 24" WHICHEVER IS GREATER.
4. REINFORCING SHALL BE SPLICED ONLY AS SHOWN OR NOTED. SPLICE AT OTHER LOCATIONS SHALL BE APPROVED BY THE ARCHITECT/ENGINEER.
5. SPLICES IN ADJACENT HORIZONTAL WALL REINFORCING BARS SHALL BE STAGGERED 4'-0" MINIMUM UNLESS OTHERWISE NOTED.
6. ALL REINFORCING, ANCHOR BOLTS & OTHER INSERTS SHALL BE SECURED IN PLACE PRIOR TO PLACING CONCRETE OR GROUTING MASONRY.
7. #5 OR LARGER REINFORCING BARS SHALL NOT BE RE-BENT WITHOUT APPROVAL OF THE ARCHITECT/ENGINEER.
8. PROVIDE THE FOLLOWING MINIMUM PROTECTIVE COVERING OF CONCRETE:

BELOW GRADE (UNFORMED)	3"	CLEAR
BELOW GRADE (FORMED)	2"	CLEAR
WALLS	1"	CLEAR
COLUMNS	1 1/2"	CLEAR
BEAMS & GIRDERS	1 1/2"	CLEAR
STRUCTURAL SLAB (ABOVE GRADE)	3/4"	CLEAR

CONCRETE (GENERAL)

1. STRUCTURAL FILL & BACKFILL SHOULD CONSIST OF A NON-EXPANSIVE GRANULAR MATERIAL APPROVED BY THE GEOTECHNICAL ENGINEER & PLACED IN UNIFORM 6" LIFTS.
2. STRUCTURAL FILL PLACED FOR SUPPORT OF FOUNDATION SHALL BE COMPACTED TO AT LEAST 95% OF MAXIMUM DENSITY FROM ASTM D698 (STANDARD PROCTOR).
3. STRUCTURAL FILL UNDERNEATH FOUNDATIONS & SLABS SHALL BE COMPACTED WITH A SMOOTH VIBRATORY COMPACTION DEVICE PRIOR TO CONCRETE PLACEMENT.
4. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH CURRENT ACI 318.
5. ALL CONCRETE SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 2500 PSI. UNLESS OTHERWISE SPECIFIED. WATER CEMENTITIOUS MATERIAL/RATIO & AIR CONTENT SHALL COMPLY WITH ACI 318 SECTION 19.3.
6. CEMENT FOR CONCRETE OR MASONRY MORTAR SHALL BE TYPE V "PORTLAND CEMENT" & CONFORM TO ASTM C-150 STANDARDS. UNLESS OTHERWISE SPECIFIED IN GEOTECHNICAL REPORT OR IN THE DRAWINGS.
7. AGGREGATE FOR CONCRETE SHALL CONFORM TO ASTM C-33 STANDARDS.
8. CONCRETE SHALL BE DEPOSITED IN ACCORDANCE WITH 318 SECTION 26.5.2 RECOMMENDED PRACTICE FOR CONSOLIDATION OF CONCRETE.
9. COLD WEATHER & HOT WEATHER CONCRETE PLACEMENT SHALL BE IN ACCORDANCE WITH ACI 318 SECTION 19.3 & SECTIONS 26.5.4 & 26.5.5.
10. AFTER PLACEMENT, THE CONCRETE SHALL BE COVERED WITH A PLASTIC VAPOR BARRIER FOR A 4 TO 7 DAY INITIAL CURING PERIOD.
11. A MINIMUM OF THREE CONCRETE TEST CYLINDERS SHALL BE TAKEN. ONE SHALL BE TESTED AT 7 DAYS, ONE AT 28 DAYS, & ONE HOLD CYLINDER. UNLESS OTHERWISE SPECIFIED BY GOVERNING AGENCY.
12. FLOOR SLABS SHALL CONFORM TO ASTM C-38 STANDARDS & SHALL BE 3 1/2 INCHES MINIMUM THICK - SEE FOUNDATION PLANS FOR REINFORCEMENT, BASE, UNDERLAYMENT, VAPOR BARRIER OR OTHER SPECIFIC REQUIREMENTS.
13. FLOOR SLABS SHALL BE LEVEL OR TRUE SLOPES AS SHOWN ON DRAWINGS. TOLERANCE: 1/8 INCH IN 10 FEET.
14. TOP OF CONCRETE SLAB TO BE 6" MINIMUM ABOVE FINISH GRADE. UNLESS OTHERWISE SPECIFIED IN THE DRAWINGS
15. ALL EXPOSED EDGES OF CONCRETE SHALL HAVE A 3/4" CHAMFER.
16. ALL EXTERIOR CONCRETE WALLS, PORCHES & PLATFORMS ON SITE TO HAVE A ROCK SALT FINISH. (U.O.N.)
17. CONTRACTOR SHALL BE RESPONSIBLE FOR ACCURATE PLACEMENT OF ALL ROUGH HARDWARE & ALL ITEMS OF OTHER TRADES REQUIRED TO BE EMBEDDED IN CONCRETE WORK.

METALS

STRUCTURAL FRAMING SYSTEM & EQUIPMENT

1. CABLE LADDERS AT INTERIOR SPACES WHERE INDICATED SHALL BE 1-1/2" SOLID BAR STRINGERS TYPE
2. ALL UNISTRUT SHALL BE P1000 (1-5/8").
3. MICROFLECT SHALL BE B 1 1 1 8 (U.N.O.) TO MATCH CABLE TRAY.
4. CABLE RUNS ON ROOF TOP & OUTDOOR APPLICATIONS, SHALL BE HOT DIPPED GALVANIZED AFTER FABRICATION.
5. ALL ANTENNA SPECS. PER RF DATA SHEET.

STRUCTURAL METAL

1. ALL STRUCTURAL STEEL SHALL COMPLY WITH MOST RECENT ASTM A-36 STANDARDS.
2. ALL CONNECTIONS & FABRICATIONS SHALL COMPLY WITH MOST RECENT A.I.S.C. SPECIFICATIONS.
3. ALL WELDING SHALL BE PERFORMED BY OPERATORS WHO HAVE BEEN RECENTLY QUALIFIED AS PRESCRIBED IN MOST RECENT "QUALIFICATION PROCEDURE" OF THE AMERICAN WELDING SOCIETY.
4. USE ALL MEANS NECESSARY TO PROTECT STRUCTURAL STEEL BEFORE, DURING & AFTER INSTALLATION & TO PROTECT THE INSTALLED WORK & MATERIALS OF ALL OTHER TRADES.
5. IN THE EVENT OF DAMAGE IMMEDIATELY MAKE ALL REPAIRS & REPLACEMENTS NECESSARY TO THE APPROVAL OF & AT NO ADDITIONAL COST TO THE OWNER.
6. HIGH-STRENGTH BOLTS SHALL COMPLY WITH ASTM A-325 N. BEARING TYPE CONNECTION WITH THREADS INCLUDED IN SHEAR PLANE. OTHER MACHINE BOLTS & ANCHOR BOLTS SHALL MEET THE REQUIREMENTS OF ASTM A-307
7. WELDS SHALL BE MADE WITH ASTM-233, E-70 SERIES ELECTRODES FOR STEEL TO STEEL CONNECTIONS. WELDING OF REINFORCING BARS SHALL BE DONE WITH ELECTRODES AS APPROVED BY A CERTIFIED TESTING LABORATORY.
8. ALL FRAMING CONNECTORS SUCH AS CONCRETE ANCHORS, HOLD-DOWNS, POST BASES, FRAMING CAP, HANGER & OTHER MISCELLANEOUS STRUCTURAL METALS SHALL BE AS MANUFACTURED BY SIMPSON STRONG TIE CO. OR APPROVED EQUIVALENT.
9. ALL EXTERIOR STRUCTURAL STEEL PERMANENTLY EXPOSED TO THE WEATHER SHALL BE HOT-DIP GALVANIZING AFTER FABRICATION.
10. ALL WELDING DONE AFTER GALVANIZING SHALL BE PROTECTED WITH TWO (2) COATS OF "GALVANIZED" OR "GALVALOY"

ELECTRICAL

1. REFER TO DRAWINGS FOR SITE SPECIFIC INFORMATION
2. ALL ELECTRIC WORK TO COMPLY WITH THE LATEST EDITION OF THE CALIFORNIA ELECTRICAL CODE. (REFER TO THE COVER SHEET)
3. ALL INTERIOR SEISMIC UNISTRUT SHALL BE GROUNDED WITH #6 STRANDED COPPER WITH GREEN JACKET. ALL CONNECTIONS TO BE DOUBLE LUG.
4. BEFORE STARTING TRENCHING, THE CONTRACTOR SHALL VERIFY LOCATION & DEPTH OF ALL EXISTING LINES AFFECTED BY THE CONTRACT & IMMEDIATELY NOTIFY THE PROJECT MANAGER IF ANY REROUTING OF EXISTING LINES IS NECESSARY.

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	01/08/19	90% CONSTRUCTION	OM
1	03/06/19	95% CONSTRUCTION	OM
2	04/03/19	100% CONSTRUCTION	OM



WIRELESS
SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED.



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:
GENERAL NOTES & SPECIFICATIONS

T-3

NOTES:

OWNER(S): WITHIN PUBLIC RIGHT-OF-WAY

THIS DRAWING DOES NOT REPRESENT A BOUNDARY SURVEY OF ANY PARCEL OF LAND, NOR DOES IT IMPLY OR INFER THAT A BOUNDARY SURVEY WAS PERFORMED. THIS IS A SPECIALIZED TOPOGRAPHIC MAP WITH PROPERTY AND EASEMENTS BEING A GRAPHIC DEPICTION BASED ON INFORMATION GATHERED FROM VARIOUS SOURCES OF RECORD AND AVAILABLE MONUMENTATION. PROPERTY LINES AND LINES OF TITLE WERE NEITHER INVESTIGATED NOR SURVEYED AND SHALL BE CONSIDERED APPROXIMATE ONLY. NO PROPERTY MONUMENTS WERE SET.

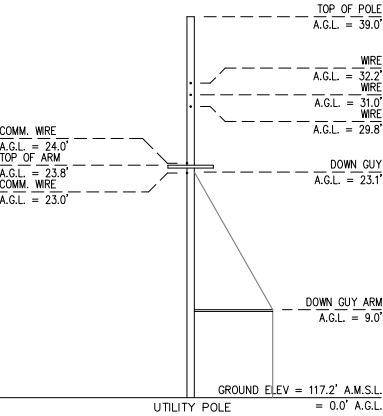
THE UNDERGROUND UTILITIES (IF ANY) THAT APPEAR ON THIS MAP HAVE BEEN LOCATED BY FIELD OBSERVATION. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES STATE THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE.

THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD RATE MAP FOR COMMUNITY NO. 060203, PANEL NO. 0327G, DATED APRIL 2, 2009 SHOWS THAT THE LOCATION OF THIS SITE FALLS WITHIN ZONE 'X', AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN.

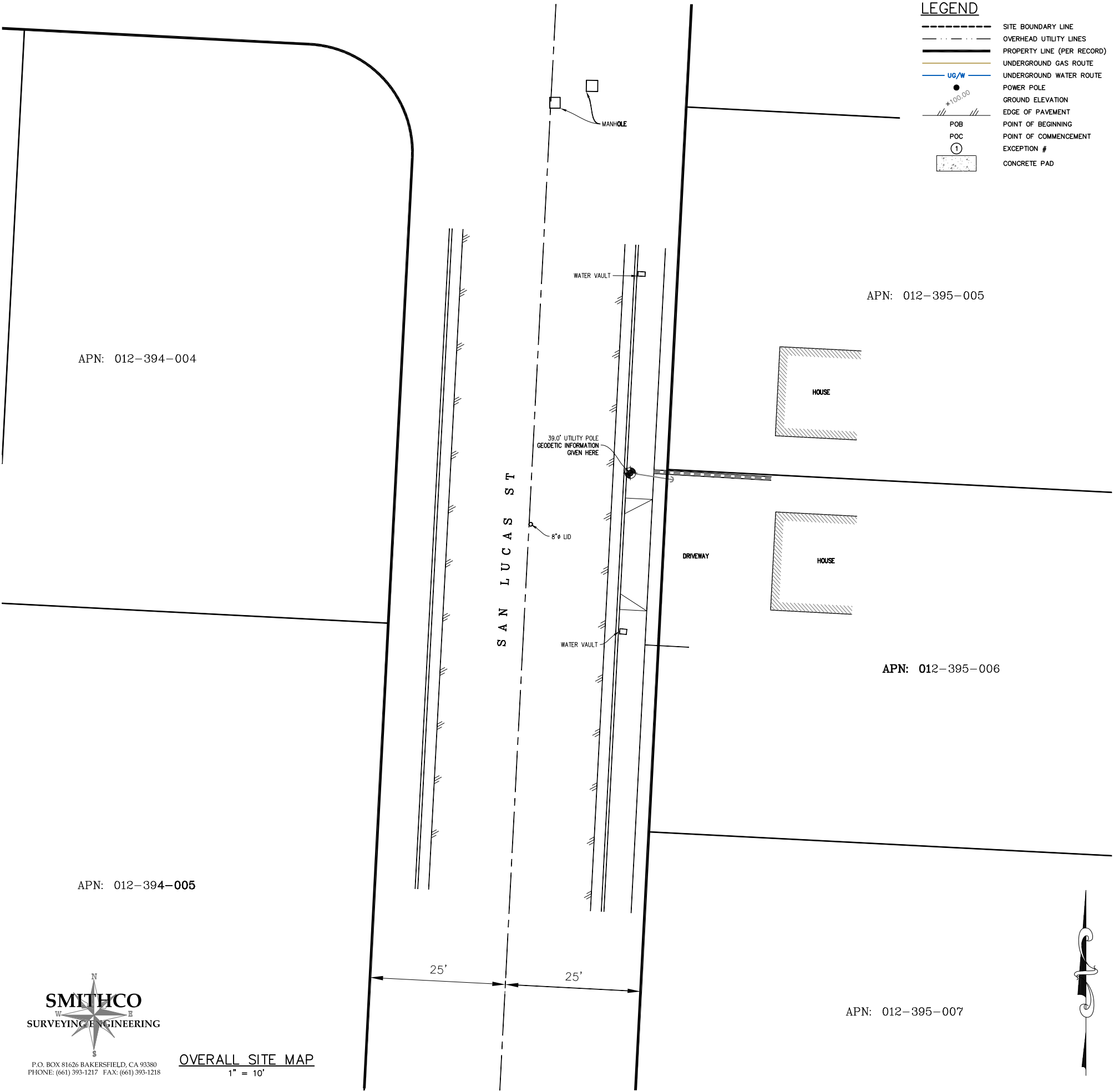
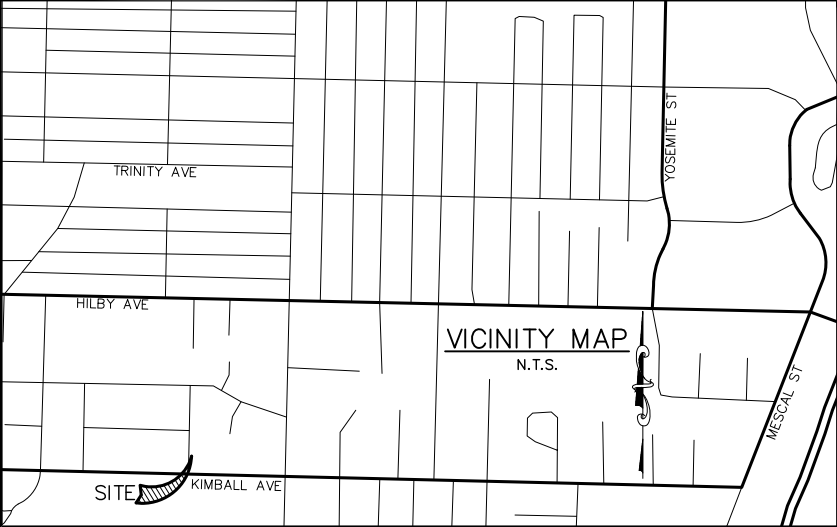
THE LATITUDE AND LONGITUDE AT THE LOCATION AS SHOWN WAS DETERMINED BY GPS OBSERVATIONS.

LAT. 36° 36' 00.08" N. NAD 83
LONG. 121° 50' 23.64" W. NAD 83
ELEV. 117.2' NAVD 88 (BASIS OF DRAWING)

The information shown above meets or exceeds the requirements set forth in FAA order 8260.19D for 1-A accuracy (± 20' horizontally and ± 3' vertically). The horizontal datum (coordinates) are expressed as degrees and decimal degrees thereof. The vertical datum (heights) are expressed in feet and decimals thereof and are determined to the nearest 0.1 foot.



ELEVATION VIEW — LOOKING NORTH
SCALE: 1" = 10'



LEGEND

---	SITE BOUNDARY LINE
---	OVERHEAD UTILITY LINES
---	PROPERTY LINE (PER RECORD)
---	UNDERGROUND GAS ROUTE
---	UNDERGROUND WATER ROUTE
●	POWER POLE
---	GROUND ELEVATION
---	EDGE OF PAVEMENT
○	POINT OF BEGINNING
○	POINT OF COMMENCEMENT
○	EXCEPTION #
---	CONCRETE PAD

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	01/07/19	PRELIMINARY	EJ

SMITHCO JOB NO.: 82-1186



AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



15505 SAND CANYON AVENUE
IRVINE, CA 92618

473024
CC SEASIDE 001

1108 SAN LUCAS ST
SEASIDE, CA 93955

MONTEREY COUNTY

SHEET TITLE:

SITE SURVEY

FOR EXAMINATION ONLY

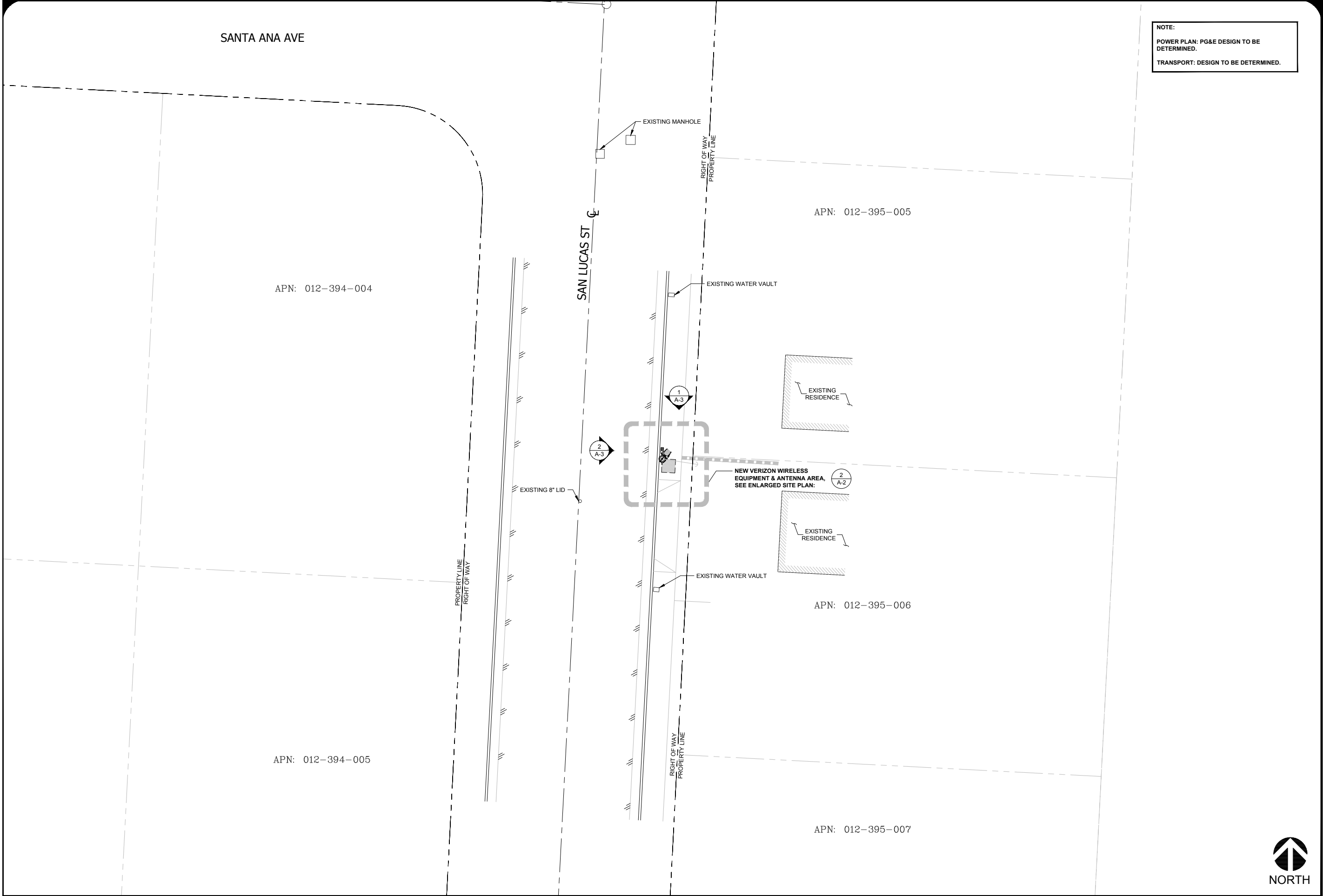
C-1



P.O. BOX 81626 BAKERSFIELD, CA 93380
PHONE: (661) 393-1217 FAX: (661) 393-1218

OVERALL SITE MAP

1" = 10'



NOTE:
POWER PLAN: PG&E DESIGN TO BE DETERMINED.
TRANSPORT: DESIGN TO BE DETERMINED.

ISSUE STATUS			
REV	DATE	DESCRIPTION	BY
0	01/08/19	90% CONSTRUCTION	OM
1	03/06/19	95% CONSTRUCTION	OM
2	04/03/19	100% CONSTRUCTION	OM



WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

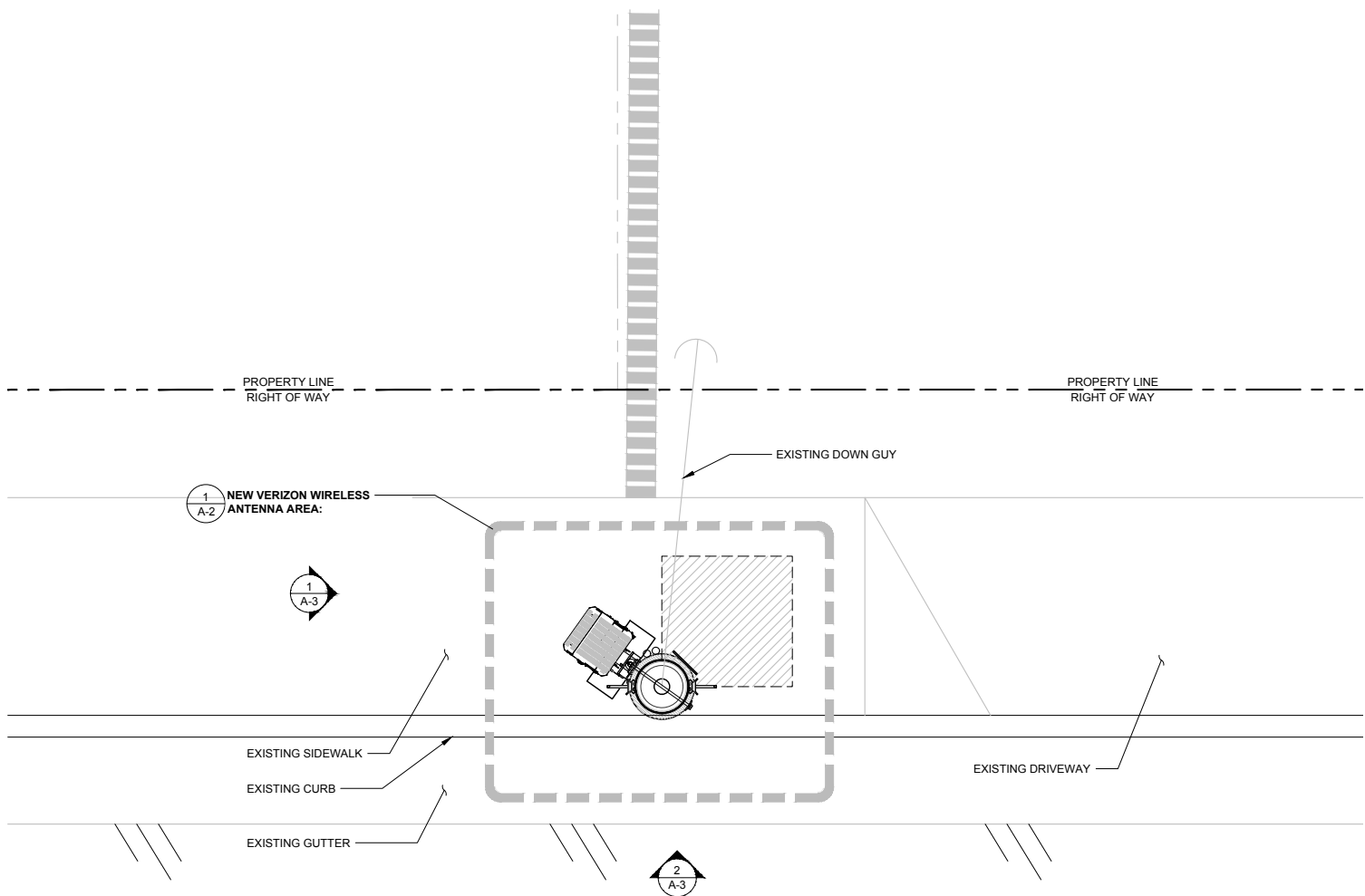


2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:
SITE PLAN

A-1



NORTH

ENLARGED SITE PLAN

0 6" 1" 2"

SCALE: 1/2" = 1'-0" (24x36)
(OR) 1/4" = 1'-0" (11x17)

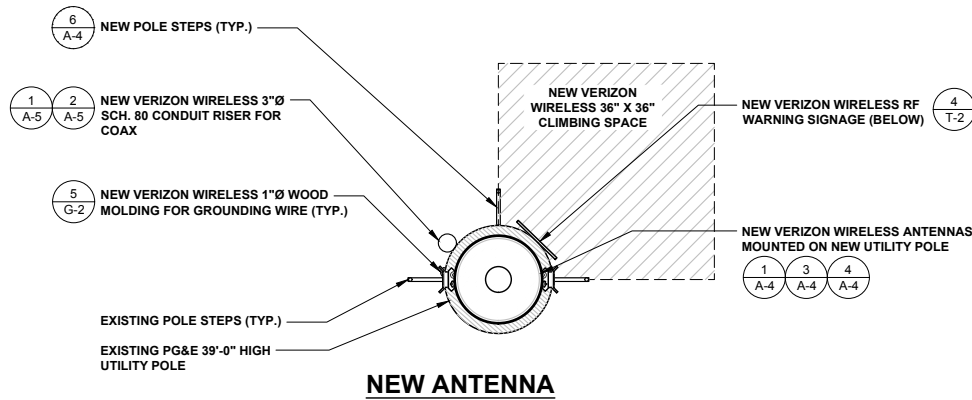
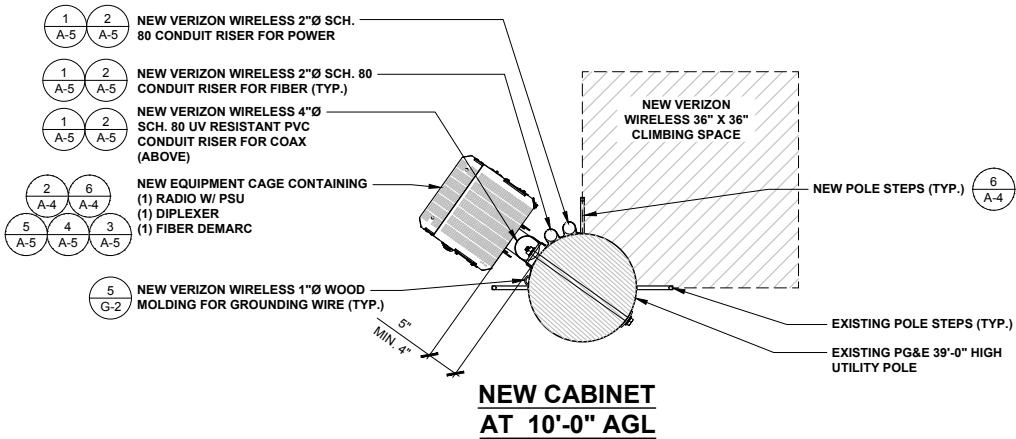
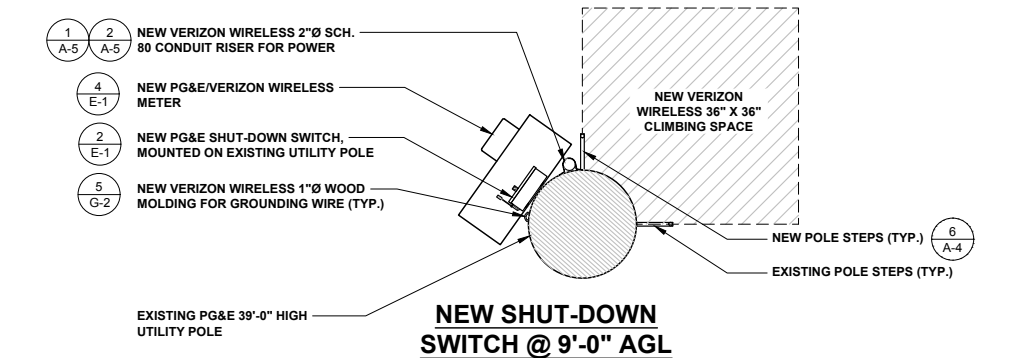
2

ANTENNA & EQUIPMENT LAYOUT

0 3" 6" 1"

SCALE: 3/4" = 1'-0" (24x36)
(OR) 3/8" = 1'-0" (11x17)

1



NORTH

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	01/08/19	90% CONSTRUCTION	OM
1	03/06/19	95% CONSTRUCTION	OM
2	04/03/19	100% CONSTRUCTION	OM



5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED



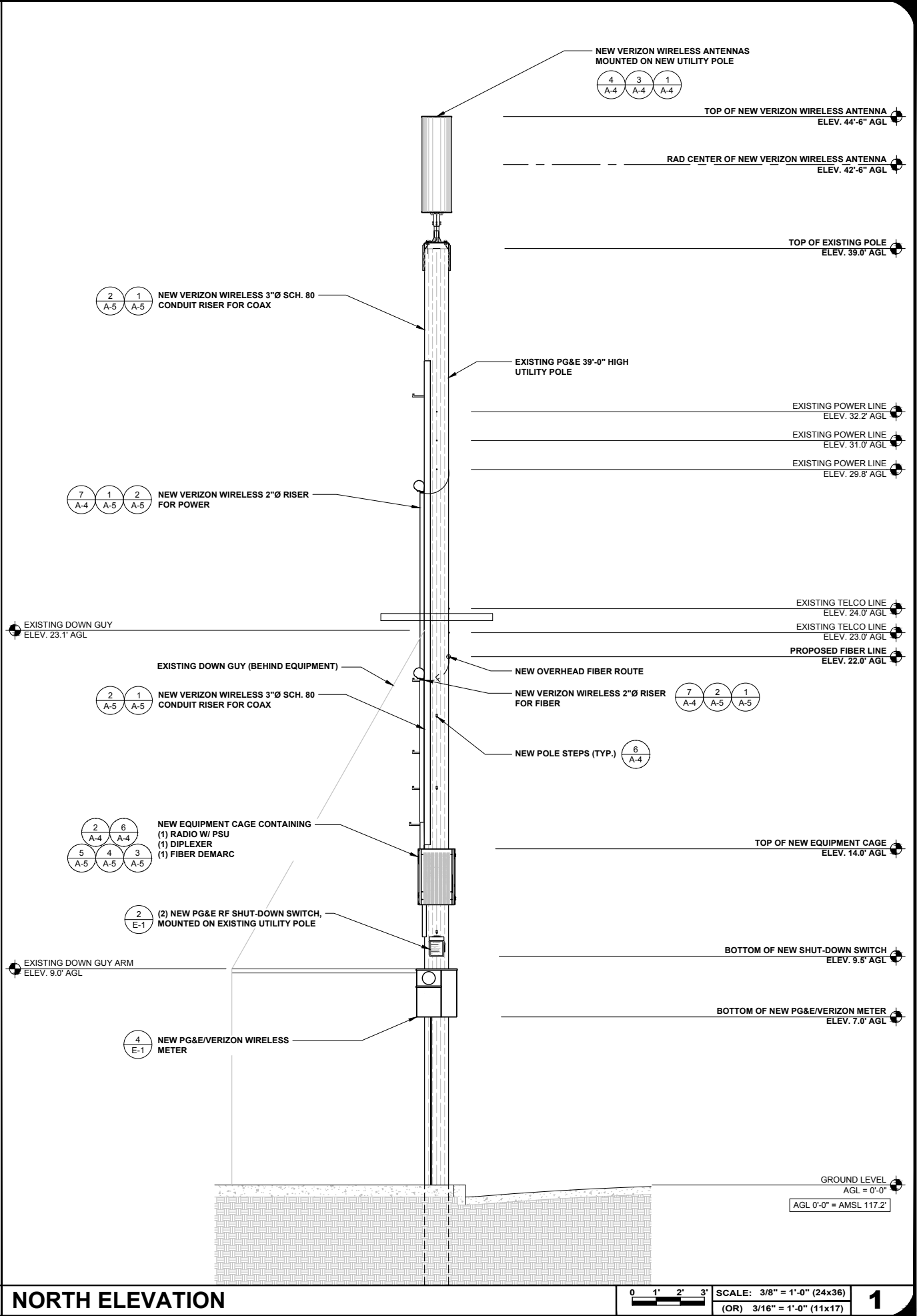
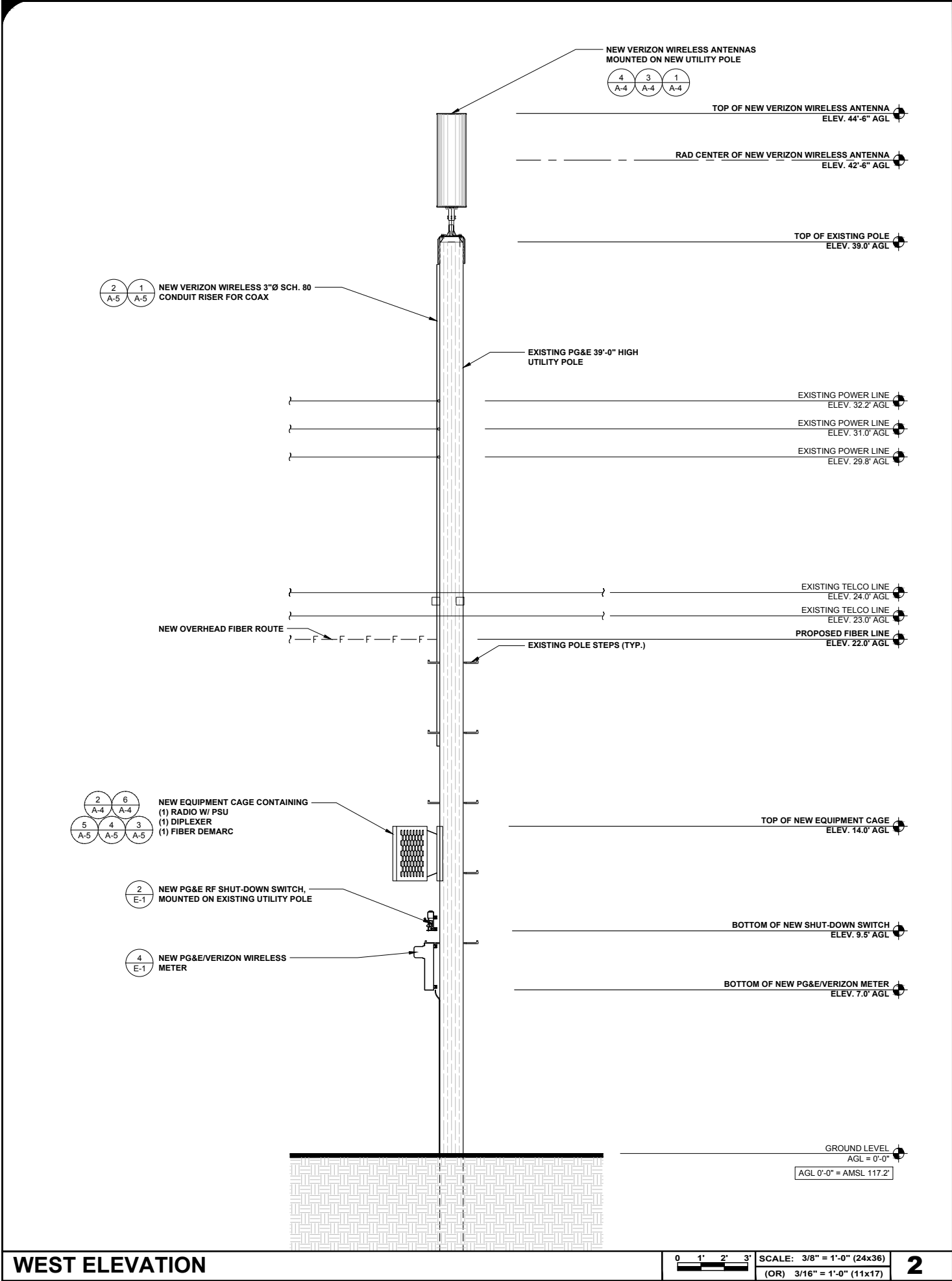
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:

ENLARGED SITE PLAN

A-2



ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	01/08/19	90% CONSTRUCTION	OM
1	03/06/19	95% CONSTRUCTION	OM
2	04/03/19	100% CONSTRUCTION	OM

SAC
WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

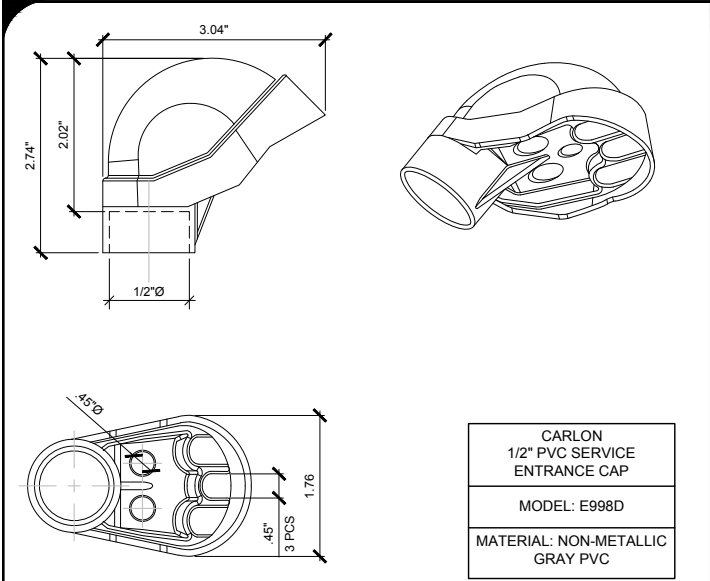
PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

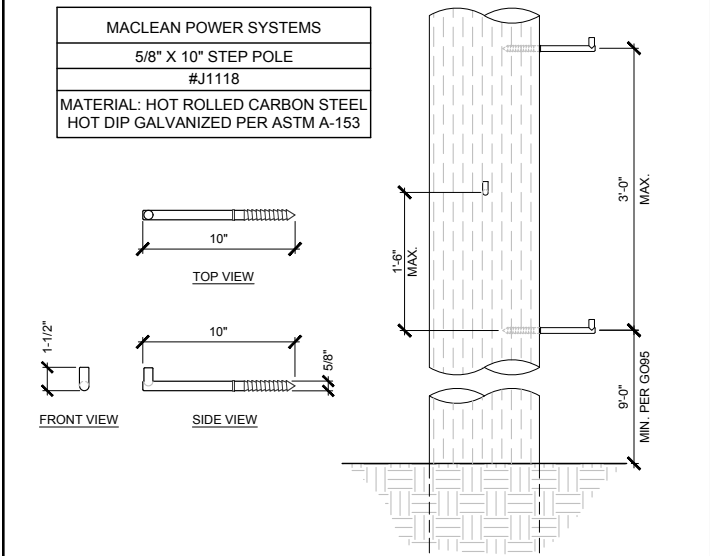
CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:
NORTH & WEST ELEVATIONS

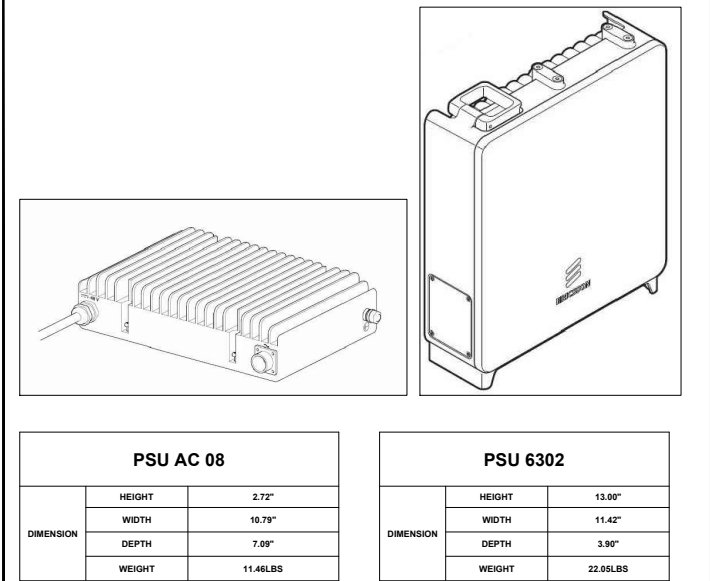
A-3



WEATHERHEAD DETAIL

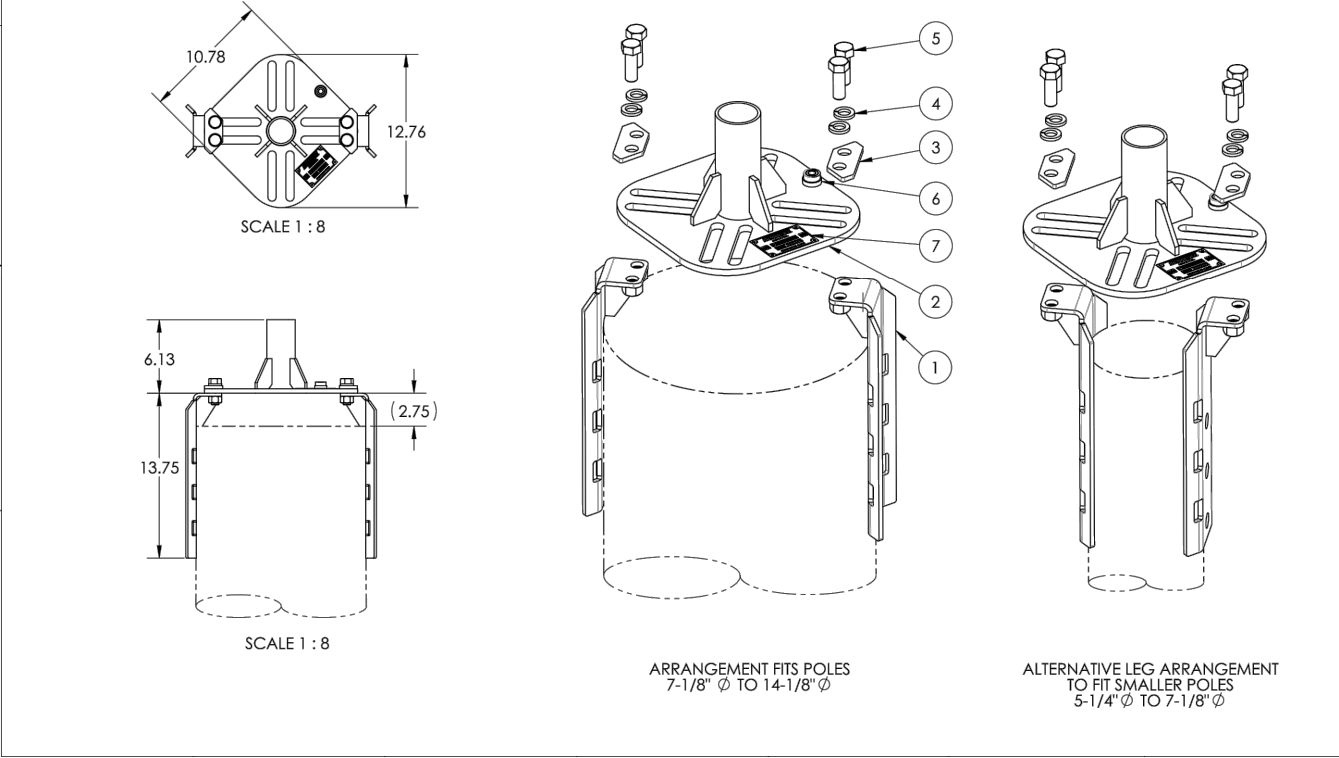


POLE STEP DETAIL

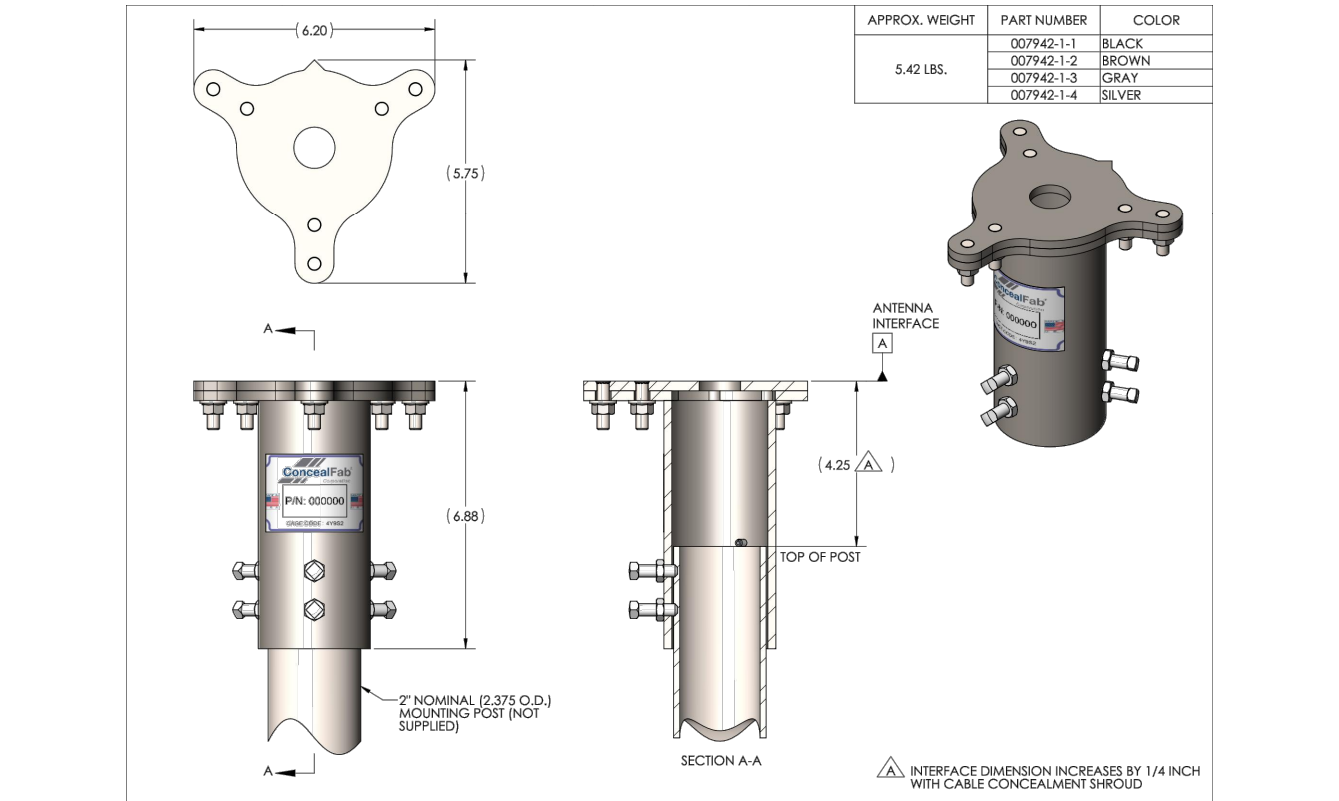


PSU DETAIL

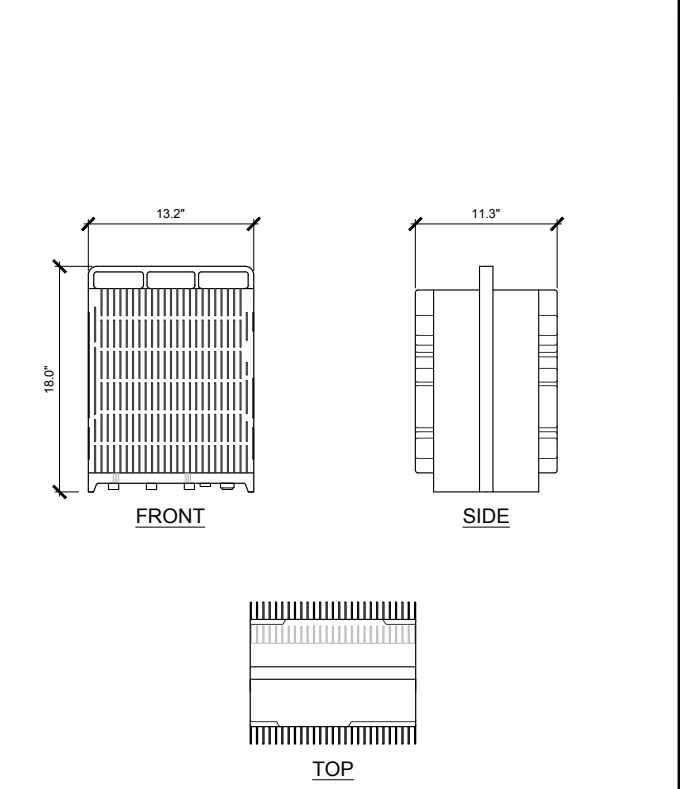
ITEM NO.	QTY.	PART NUMBER	REV.	DESCRIPTION
1	2	003167	B	LEG, WELDMENT, WIDE DIA. POLE TOP BRACKET, BROWN
2	1	002905	A	MAST WELDMENT, 6" LG, BROWN
3	2	002795	A	ECCENTRIC WASHER PLATE, BROWN
4	4	002680	A	WASHER, SPLIT LOCK, 5/8", 18-8 SS, PAS
5	4	002906	A	HHBT, 5/8"-11 UNC X 1 3/4" LG, PT, HEX, A325, GALV
6	1	002951	A	BULL'S EYE PLASTIC VIAL LEVEL
7	1	002953	A	NAMEPLATE, LABEL, ADHESIVE BACKED



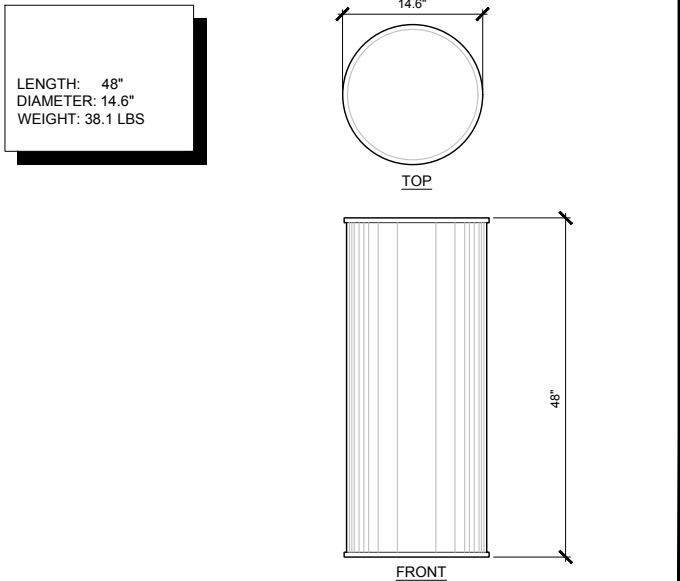
POLE-TOP MOUNTING BRACKET



UNIVERSAL ANTENNA MOUNT ASSEMBLY



RADIO DETAIL



ANTENNA DETAIL

REV	DATE	DESCRIPTION	BY
0	01/08/19	90% CONSTRUCTION	OM
1	03/06/19	95% CONSTRUCTION	OM
2	04/03/19	100% CONSTRUCTION	OM

SAC
WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED

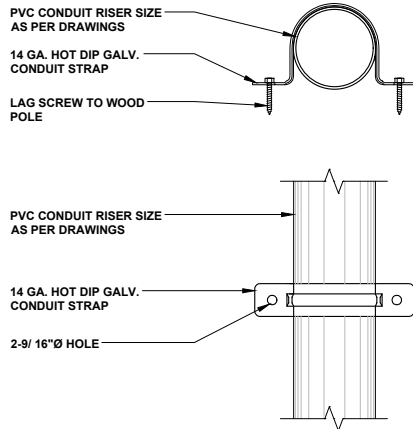
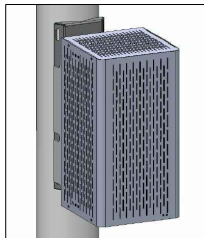
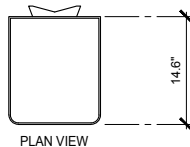
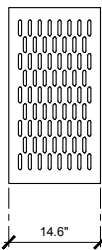
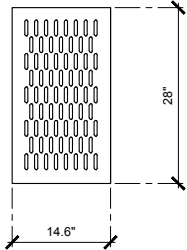
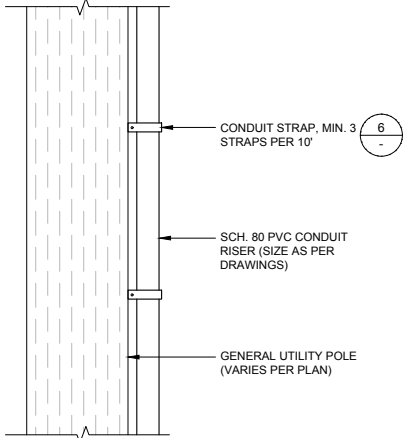
verizon
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:
DETAILS

A-4

									 <table><tr><th colspan="3">AWM-12</th></tr><tr><th>CAPACITY</th><td>6-PACK DUPLEX SC OR LC: 12 FIBERS</td><td>AVAILABLE AS A SINGLE OR DUAL DOOR ENCLOSURE</td></tr><tr><th rowspan="3">DIMENSION</th><td>HEIGHT</td><td>8.54"</td></tr><tr><td>WIDTH</td><td>10"</td></tr><tr><td>DEPTH</td><td>2.88"</td></tr></table>			AWM-12			CAPACITY	6-PACK DUPLEX SC OR LC: 12 FIBERS	AVAILABLE AS A SINGLE OR DUAL DOOR ENCLOSURE	DIMENSION	HEIGHT	8.54"	WIDTH	10"	DEPTH	2.88"
AWM-12																								
CAPACITY	6-PACK DUPLEX SC OR LC: 12 FIBERS	AVAILABLE AS A SINGLE OR DUAL DOOR ENCLOSURE																						
DIMENSION	HEIGHT	8.54"																						
	WIDTH	10"																						
	DEPTH	2.88"																						
NOT USED	SCALE N.T.S.	12	NOT USED	SCALE N.T.S.	9				SCALE N.T.S.	6	FIBER BOX DETAIL	SCALE N.T.S.	3											
						 <table><tr><th colspan="3">CBC1923Q-43 E14F55P12 (OR APPROVED EQUAL)</th></tr><tr><th rowspan="3">DIMENSION</th><td>HEIGHT</td><td>4.6"</td></tr><tr><td>WIDTH</td><td>8.3"</td></tr><tr><td>DEPTH</td><td>3.3"</td></tr></table>			CBC1923Q-43 E14F55P12 (OR APPROVED EQUAL)			DIMENSION	HEIGHT	4.6"	WIDTH	8.3"	DEPTH	3.3"						
CBC1923Q-43 E14F55P12 (OR APPROVED EQUAL)																								
DIMENSION	HEIGHT	4.6"																						
	WIDTH	8.3"																						
	DEPTH	3.3"																						
NOT USED	SCALE N.T.S.	11	NOT USED	SCALE N.T.S.	8	DIPLEXER DETAIL	SCALE N.T.S.	5	CONDUIT RISER STRAP DETAIL			SCALE N.T.S.	2											
						MANUFACTURER: ERICSSON MODEL: DUAL BAND RADIO SHROUD NET WEIGHT: 75 LBS DIMENSION (LxWxD): 28.0"x14.6"x14.6" COLOR: BROWN   PLAN VIEW  FRONT VIEW  SIDE VIEW																		
NOT USED	SCALE N.T.S.	10	NOT USED	SCALE N.T.S.	7	DUAL BAND RADIO SHROUD	SCALE N.T.S.	4	CONDUIT RISER DETAIL			SCALE N.T.S.	1											

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	01/08/19	90% CONSTRUCTION	OM
1	03/06/19	95% CONSTRUCTION	OM
2	04/03/19	100% CONSTRUCTION	OM



WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:
DETAILS

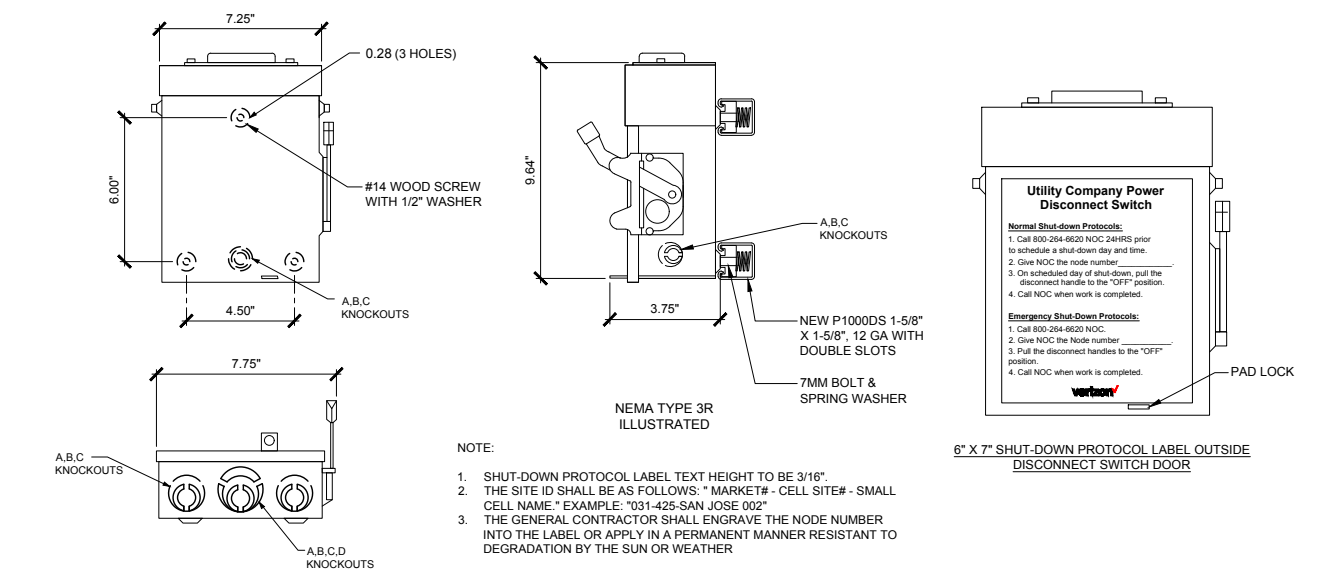
A-5

PANEL / LOAD CENTER INSIDE B-LINE U214MTBL : METER MAIN LOAD CENTER - 100 AMPS BUS 120/240V, 1 PHASE, 3 WIRE, 10 KAIC 100 AMPS MAIN BREAKER							
DESCRIPTION	C B	POS	L1	L2	POS	C B	DESCRIPTION
6302 PSU	20A	1	815	-	2	20A	PSU-08
	2P	3	-	1000	4	2P	
SPACE	-	5	-	-	6	-	SPACE
SPACE	-	7	-	-	8	-	SPACE
SPACE	-	9	-	-	10	-	SPACE
SPACE	-	11	-	-	12	-	SPACE
LOAD L1			815	1,000	LOAD L2		
TOTAL LOAD (VXA)			= 1,815 V.A.				
TOTAL LOAD (AMPS)			= 7.56 AMPS				

U214MTBL : METER MAIN LOAD CENTER - OVERHEAD / UNDERGROUND - SURFACE MOUNT											
MAIN DISC.	PROV.	AIC RATING	AMPACITY MAX.	CONT.	VOLT-AGE	SERVICE TYPE	# OF JAWS	HUB PROV.	PHASE CONDUCTOR LINE	NEUTRAL CONDUCTOR	LOAD CENTER
(1) 100A 2P CB	NONE	10K	100	100	120/240	1Ø 3W	4	AW	14 AWG - 2/0 AWG MAIN CIRCUIT BREAKER	14 AWG - 1/0 AWG	12/24

KNOCKOUTS - CONDUIT SIZES	
1A	½"
2B	¾" - ½"
4E	1 ½" - 1 ¼" - 1" - ¾"
4F	2" - 1 ½" - 1 ¼" - 1"
4G	2 ½" - 2" - 1 ½" - 1 ¼"
HA	AW HUB

U214MTBL
OVERHEAD / UNDERGROUND - SURFACE MOUNT

									
NOTE: 1. SHUT-DOWN PROTOCOL LABEL TEXT HEIGHT TO BE 3/16". 2. THE SITE ID SHALL BE AS FOLLOWS: " MARKET# - CELL SITE# - SMALL CELL NAME." EXAMPLE: "031-425-SAN JOSE 002" 3. THE GENERAL CONTRACTOR SHALL ENGRAVE THE NODE NUMBER INTO THE LABEL OR APPLY IN A PERMANENT MANNER RESISTANT TO DEGRADATION BY THE SUN OR WEATHER									
6" X 7" SHUT-DOWN PROTOCOL LABEL OUTSIDE DISCONNECT SWITCH DOOR									

PANEL SCHEDULE/ LOAD CENTER INSIDE ELECT. METER	SCALE N.T.S.
---	-----------------

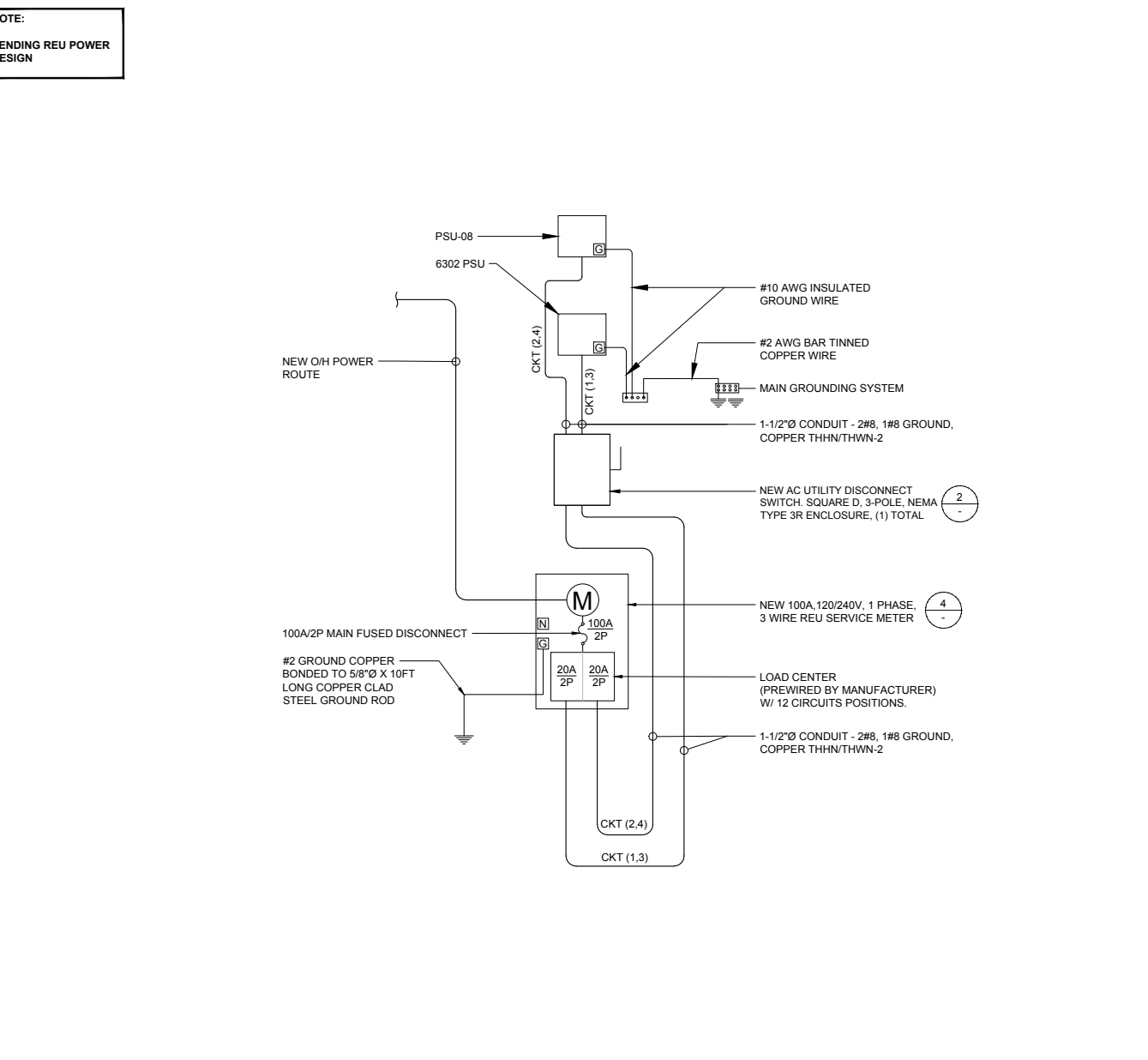
5	METER DETAIL
---	--------------

SCALE N.T.S.	4
-----------------	---

RF SHUT-DOWN SWITCH DETAIL (3-POLE)	SCALE N.T.S.
-------------------------------------	-----------------

2

NOTE: POWER PLAN: PG&E DRAWINGS PENDING									
--	--	--	--	--	--	--	--	--	--

									
NOTE: PENDING REU POWER DESIGN									

NOT USED	SCALE N.T.S.
----------	-----------------

3

POWER 1 LINE DIAGRAM	SCALE N.T.S.
----------------------	-----------------

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	01/08/19	90% CONSTRUCTION	OM
1	03/06/19	95% CONSTRUCTION	OM
2	04/03/19	100% CONSTRUCTION	OM



WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED

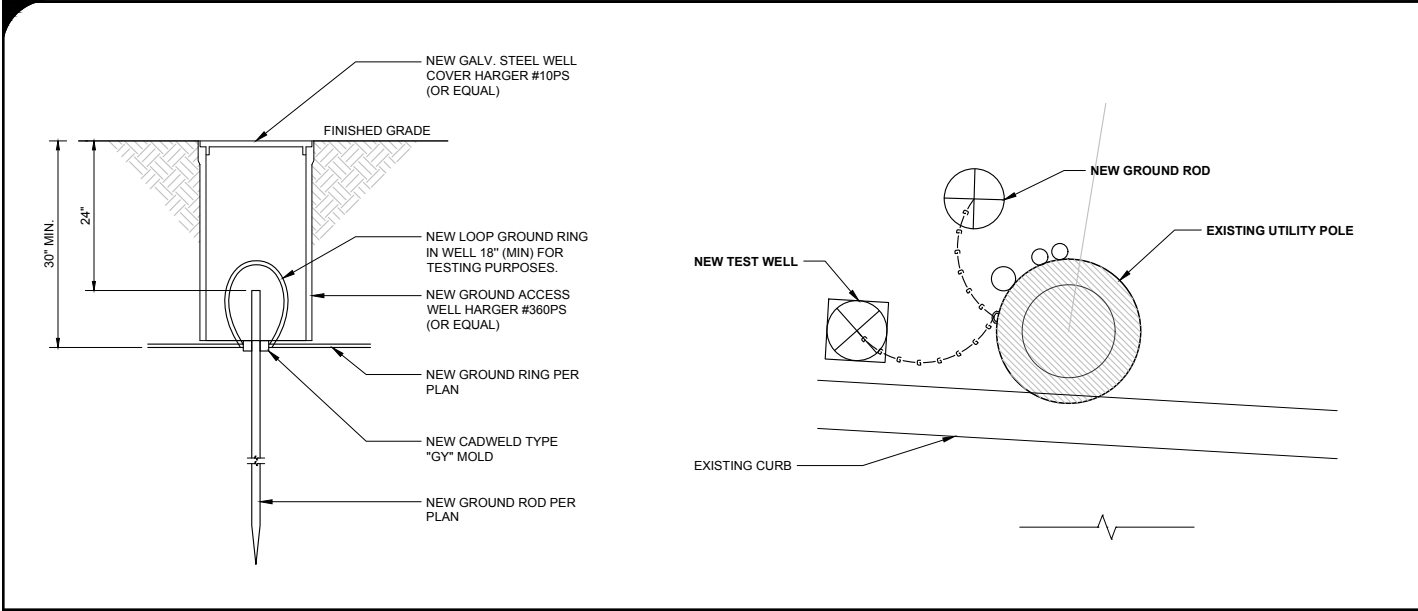


2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 001
PSL # 473024
1108 SAN LUCAS ST
SEASIDE, CA 93955

SHEET TITLE:
POWER 1 LINE
DIAGRAM & DETAILS

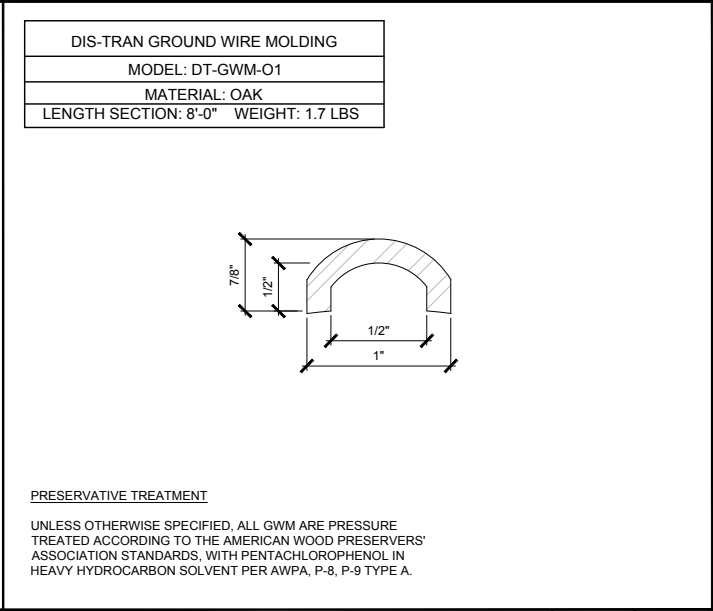
E-1



TEST WELL DETAIL

SCALE
N.T.S.

8



NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES.

RF CAUTION SIGNAGE

1



TYPICAL CAUTION SIGN

GENERAL FIRE NOTES: (SFM)

1. BUILDINGS UNDERGOING CONSTRUCTION, ALTERATION, OR DEMOLITION SHALL BE IN ACCORDANCE WITH 2013 CFC SECTION 1401.
2. ADDRESS SHALL BE PROVIDED FOR ALL NEW AND EXISTING BUILDINGS IN A POSITION AS TO BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY. [2013 CFC SECTION 505.1]
3. DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME-RETARDANT CONDITION. [2013 CFC SECTION 807-1.2]
4. PORTABLE FIRE EXTINGUISHERS:
AT LEAST ONE FIRE EXTINGUISHER WITH A MINIMUM RATING OF 2-A-10B:C SHALL BE PROVIDED WITHIN 75 FEET MAXIMUM TRAVEL DISTANCE FOR EACH 6,000 SQUARE FEET OR PORTION THEREOF ON EACH FLOOR. [2013 CFC SECTION 906.1.1 AND SECTION 906.3.1]

NOTES

2

	NEW ANTENNA		PROPERTY/LEASE LINE		(E) MASONRY		E ELECTRICAL CONDUIT (POWER)
	EXISTING ANTENNA		CENTERLINE		CONCRETE		OH/E OVERHEAD ELECTRICAL (POWER)
	GROUND ROD		MATCH LINE		EARTH		UG/E UNDERGROUND ELECTRICAL (POWER)
	GROUND BUS BAR		WORK POINT		GRAVEL		T TELEPHONE CONDUIT
	MECHANICAL GRND. CONN.		GROUND CONDUCTOR		GROUT OR PLASTER		OH/T OVERHEAD TELCO
	CADWELD		GRID REFERENCE		PLYWOOD		UG/T UNDERGROUND TELCO
	GROUND ACCESS WELL		DETAIL REFERENCE		SAND		E/T ELECTRICAL / TELCO CONDUIT (POWER & FIBER)
	ELECTRIC BOX		ELEVATION REFERENCE		STEEL		OH/ET OVERHEAD POWER & TELCO
	TELEPHONE BOX		SECTION REFERENCE		EXISTING CHAIN-LINK FENCING		UG/ET UNDERGROUND POWER & TELCO
	LIGHT POLE		WOOD CONT.		NEW CHAIN-LINK FENCING		CC COAXIAL CABLE
	FND. MONUMENT		WOOD BLOCKING		WROUGHT IRON FENCING		F FIBER / HYBRID
	SPOT ELEVATION				WOOD FENCING		E/F POWER / FIBER
	SET POINT						
	REVISION						
	UTILITY POLE						
	ANTENNA (CANTENNA)						
	SEWER MANHOLE						
	SIGNAGE (TRAFFIC)						

LEGEND

3

ABBREVIATION	DEFINITION	ABBREVIATION	DEFINITION	ABBREVIATION	DEFINITION
A.B.	ANCHOR BOLT	FAB.	FABRICATION(OR)	PWR.	POWER (CABINET)
ABV.	ABOVE	F.F.	FINISH FLOOR	QTY.	QUANTITY
ACCA	ANTENNA CABLE COVER ASSEMBLY	F.G.	FINISH GRADE	RAD.(R)	RADIUS
ADD'L	ADDITIONAL	FIN.	FINISH(ED)	REF.	REFERENCE
A.F.F.	ABOVE FINISHED FLOOR	FLR.	FLOOR	REINF.	REINFORCEMENT(ING)
A.F.G.	ABOVE FINISHED GRADE	FDN.	FOUNDATION	REQD.	REQUIRED
ALUM.	ALUMINUM	F.O.C.	FACE OF CONCRETE	RGS.	RIGID GALVANIZED STEEL
ALT.	ALTERNATE	F.O.M.	FACE OF MASONRY	SCH.	SCHEDULE
ANT.	ANTENNA	F.O.S.	FACE OF STUD	SHT.	SHEET
APPRX.	APPROXIMATE(LY)	F.O.W.	FACE OF WALL	SIM.	SIMILAR
ARCH.	ARCHITECT(URAL)	F.S.	FINISH SURFACE	SPEC.	SPECIFICATION(S)
AWG.	AMERICAN WIRE GAUGE	FT.(F)	FOOT(FEET)	SQ.	SQUARE
BLDG.	BUILDING	FTG.	FOOTING	S.S.	STAINLESS STEEL
BLK.	BLOCK	G.	GROWTH (CABINET)	STD.	STANDARD
BLKG.	BLOCKING	GA.	GAUGE	STL.	STEEL
BM.	BEAM	GI.	GALVANIZE(D)	STRUC.	STRUCTURAL
B.N.	BOUNDARY NAILING	G.F.I.	GROUND FAULT CIRCUIT INTERRUPTER	TEMP.	TEMPORARY
BT.CW.	BARE TINNED COPPER WIRE	GLB.(GLU-LAM)	GLUE LAMINATED BEAM	THK.	THICK(NESS)
B.O.F.	BOTTOM OF FOOTING	GPS	GLOBAL POSITIONING SYSTEM	T.N.	TOE NAIL
BU	BACK-UP CABINET	GRND.	GROUND	T.O.A.	TOP OF ANTENNA
CAB.	CABINET	HDR.	HEADER	T.O.C.	TOP OF CURB
CANT.	CANTILEVER(ED)	HGR.	HANGER	T.O.F.	TOP OF FOUNDATION
C.I.P.	CAST IN PLACE	HT.	HEIGHT	T.O.P.	TOP OF PLATE (PARAPET)
CLG.	CEILING	ICGB.	ISOLATED COPPER GROUND BUS	T.O.S.	TOP OF STEEL
CLR.	CLEAR	IN.(")	INCH(ES)	T.O.W.	TOP OF WALL
COL.	COLUMN	INT.	INTERIOR	TYP.	TYPICAL
CONC.	CONCRETE	LB.(#)	POUND(S)	UG	UNDER GROUND
CONN.	CONNECTION(OR)	L.B.	LAG BOLTS	U.L.	UNDERWRITERS LABORATORY
CONST.	CONSTRUCTION	L.F.	LINEAR FEET (FOOT)	U.N.O.	UNLESS NOTED OTHERWISE
CONT.	CONTINUOUS	L.	LONG(ITUDINAL)	V.I.F.	VERIFY IN FIELD
d	PENNY (NAILS)	MAS.	MASONRY	W	WIDE(WIDTH)
DBL.	DOUBLE	MAX.	MAXIMUM	W.	WITH
DEPT.	DEPARTMENT	M.B.	MACHINE BOLT	WD.	WOOD
D.F.	DOUGLAS FIR	MECH.	MECHANICAL	W.P.	WEATHERPROOF
DIA.	DIAMETER	MFR.	MANUFACTURER	WT.	WEIGHT
DIA.G.	DIAGONAL	MIN.	MINIMUM	¢	CENTERLINE
DIM.	DIMENSION	MISC.	MISCELLANEOUS	ℙ	PLATE
DWG.	DRAWING(S)	MTL.	METAL		
DWL.	DOWEL(S)	(N)	NEW		
EA.	EACH	NO.(#)	NUMBER		
EL.	ELEVATION	N.T.S.	NOT TO SCALE		
ELEC.	ELECTRICAL	O.C.	ON CENTER		
ELEV.	ELEVATOR	OPNG.	OPENING		
EMT.	ELECTRICAL METALLIC TUBING	P/C	PRECAST CONCRETE		
E.N.	EDGE NAIL	P.CS	PERSONAL COMMUNICATION SERVICES		
ENG.	ENGINEER	PLY.	PLYWOOD		
EQ.	EQUAL	PPC	POWER PROTECTION CABINET		
EXP.	EXPANSION	PRC	PRIMARY RADIO CABINET		
EXST.(E)	EXISTING	P.S.F.	POUNDS PER SQUARE FOOT		
EXT.	EXTERIOR	P.S.I.	POUNDS PER SQUARE INCH		

ABBREVIATIONS

4

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122

www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 004
PSL # 473028
1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:
NOTES, LEGEND &
ABBREVIATIONS

T-2

NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES.

GENERAL

1. THIS FACILITY IS AN UNMANNED CELLULAR TELEPHONE EQUIPMENT FACILITY. THE OCCUPANCY CLASSIFICATION IS U [2016 CBC, TITLE 24, PART 2, VOLUME 1, SECTION 312].
2. THIS FACILITY IS EXEMPT FROM ACCESSIBILITY REQUIREMENTS PER 2016 CBC SECTION 11B-203.5 THIS FACILITY IS NON-OCCUPIABLE SPACE & ENTERED ONLY BY SERVICE PERSONNEL. THIS SPACE IS NOT FOR HUMAN OCCUPANCY.
3. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS & DIMENSIONS PRIOR TO SUBMITTING HIS BID. ANY DISCREPANCIES, CONFLICTS OR OMISSIONS SHALL BE REPORTED TO THE ARCHITECT/ENGINEER PRIOR TO SUBMITTING BIDS, & PROCEEDING WITH ANY WORK.
4. THE CONTRACTOR SHALL NOTIFY ARCHITECT/ENGINEER OF ANY ERRORS, OMISSIONS, OR DISCREPANCIES AS THEY MAY BE DISCOVERED IN THE PLANS, SPECIFICATIONS, & NOTES PRIOR TO STARTING CONSTRUCTION. INCLUDING BUT NOT LIMITED BY DEMOLITION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTING ANY ERRORS, OMISSION, OR INCONSISTENCY AFTER THE START OF CONSTRUCTION WHICH HAS NOT BEEN BROUGHT TO THE ATTENTION OF THE ARCHITECT/ENGINEER & SHALL INCUR ANY EXPENSES TO RECTIFY THE SITUATION. THE METHOD OF CORRECTION SHALL BE APPROVED BY THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT.
5. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR HAS THE RESPONSIBILITY TO LOCATE ALL EXISTING UTILITIES. WHETHER OR NOT SHOWN ON THE PLANS, & TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR OR SUBCONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGE TO THE UTILITIES CAUSED DURING THE EXECUTION OF THE WORK. CONTACT USA DIG ALERT @ 800-227-2600
6. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL PROTECT ALL AREAS FROM DAMAGE WHICH MAY OCCUR DURING CONSTRUCTION. ANY DAMAGE TO NEW OR EXISTING SURFACES, STRUCTURES OR EQUIPMENT SHALL BE IMMEDIATELY REPAIRED OR REPLACED TO THE SATISFACTION OF THE PROPERTY OWNER. THE CONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGED AREAS.
7. A COPY OF THE APPROVED PLANS SHALL BE KEPT IN A PLACE SPECIFIED BY THE GOVERNING AGENCY, & BY LAW SHALL BE AVAILABLE FOR INSPECTION AT ALL TIMES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE ALL CONSTRUCTION SETS REFLECT THE SAME INFORMATION AS THE APPROVED PLANS. THE CONTRACTOR SHALL ALSO MAINTAIN ONE SET OF PLANS AT THE SITE FOR THE PURPOSE OF DOCUMENTING ALL AS-BUILT CHANGES, REVISIONS, ADDENDA, OR CHANGE ORDERS. THE CONTRACTOR SHALL FORWARD THE AS-BUILT/MIRED DRAWINGS TO THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT AT THE CONCLUSION OF THE PROJECT.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE SITE WHILE THE WORK IS IN PROGRESS UNTIL THE JOB IS COMPLETE.
9. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE TEMPORARY POWER, WATER, & TOILET FACILITIES AS REQUIRED BY THE PROPERTY OWNER OR GOVERNING AGENCY.
10. ALL CONSTRUCTION THROUGH THE PROJECT SHALL CONFORM TO THE LATEST C.B.C. & ALL OTHER GOVERNING CODES, INCLUDING THE CALIFORNIA ADMINISTRATIVE CODES TITLE 8, 19, & 24. THE MOST RESTRICTIVE CODE SHALL GOVERN.
11. THE CONTRACTOR & SUBCONTRACTOR SHALL COMPLY WITH ALL LOCAL & STATE REGULATIONS INCLUDING ALL OSHA REQUIREMENTS.
12. WHEN REQUIRED STORAGE OF MATERIALS OCCURS, THEY SHALL BE EVENLY DISTRIBUTED OVER THE FLOOR OR ROOF SO AS NOT TO EXCEED THE DESIGNED LIVE LOADS FOR THE STRUCTURE. TEMPORARY SHORING OR BRACING SHALL BE PROVIDED WHERE THE STRUCTURE OR SOIL HAS NOT ATTAINED THE DESIGN STRENGTH FOR THE CONDITIONS PRESENT.
13. THE CONTRACTOR SHALL SUPERVISE & COORDINATE ALL WORK. USING HIS/HER PROFESSIONAL KNOWLEDGE & SKILLS. HE/SHE IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES, SEQUENCING & COORDINATING ALL PORTIONS OF THE WORK UNDER THE PROJECT.
14. THE CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN & PAY FOR ALL PERMITS, LICENSES & INSPECTIONS WITH RESPECT TO THE WORK TO COMPLETE THE PROJECT. BUILDING PERMIT APPLICATIONS SHALL BE FILED BY THE OWNER OR AUTHORIZED AGENT. CONTRACTOR SHALL OBTAIN THE PERMIT & MAKE FINAL PAYMENT OF SAID DOCUMENT.
15. ALL DIMENSIONS TAKE PRECEDENCE OVER SCALE. DRAWINGS ARE NOT TO BE SCALED UNDER ANY CIRCUMSTANCES.
16. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY BLOCKING, BACKING, FRAMING, HANGERS OR SUPPORTS FOR INSTALLATION OF ITEMS INDICATED ON THE DRAWINGS.
17. THE CONTRACTOR SHALL PROVIDE THE FIRE MARSHALL OR U.L APPROVED MATERIALS TO FILL/SEAL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES.
18. NEW CONSTRUCTION ADDED TO EXISTING CONSTRUCTION SHALL BE MATCHED IN FORM, TEXTURE, MATERIAL & PAINT COLOR EXCEPT AS NOTED IN THE PLANS.
19. THE CONTRACTOR IS TO PROVIDE PORTABLE FIRE EXTINGUISHERS HAVING A MINIMUM 2A:10-B:C RATING WITHIN 75FT. OF TRAVEL TO ALL PORTIONS OF THE CONSTRUCTION AREA.
20. MATERIALS TESTING SHALL BE TO THE LATEST STANDARDS AVAILABLE AS REQUIRED BY THE LOCAL GOVERNING AGENCY RESPONSIBLE FOR APPROVING THE RESULTS.
21. ALL GENERAL NOTES & STANDARD DETAILS ARE THE MINIMUM REQUIREMENTS TO BE USED IN CONDITIONS WHICH ARE NOT SPECIFICALLY SHOWN OTHERWISE.
22. ALL DEBRIS & REFUSE IS TO BE REMOVED FROM THE PROJECT. PREMISES SHALL BE LEFT IN A CLEAN BROOM FINISHED CONDITION AT ALL TIMES.
23. BUILDING INSPECTORS AND/OR OTHER BUILDING OFFICIALS ARE TO BE NOTIFIED PRIOR TO ANY GRADING & CONSTRUCTION EFFORT AS MANDATED BY THE GOVERNING AGENCY.
24. ALL SYMBOLS & ABBREVIATIONS ARE CONSIDERED CONSTRUCTION INDUSTRY STANDARDS. IF A CONTRACTOR HAS A QUESTION REGARDING THEIR EXACT MEANING THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT SHALL BE NOTIFIED FOR CLARIFICATIONS.

CONCRETE

REINFORCEMENT

1. REINFORCING STEEL SHALL CONFORM TO ASTM A 615, GRADE 60, DEFORMED UNLESS OTHERWISE NOTED. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A 185 WELDED STEEL WIRE FABRIC UNLESS NOTED OTHERWISE. SPLICES CLASS "B" & ALL HOOKS SHALL BE STANDARD U.N.O.
2. LOW HYDROGEN WELDING RODS SHALL BE USED FOR ALL WELDING OF REINFORCING BARS.
3. BARS NOTED "CONT.", TYPICAL WALL REINFORCING, & VERTICAL COLUMN REINFORCING SHALL HAVE A MINIMUM SPLICE EQUAL 40 BAR DIAMETERS LAP, OR 24" WHICHEVER IS GREATER.
4. REINFORCING SHALL BE SPLICED ONLY AS SHOWN OR NOTED. SPLICE AT OTHER LOCATIONS SHALL BE APPROVED BY THE ARCHITECT/ENGINEER.
5. SPLICES IN ADJACENT HORIZONTAL WALL REINFORCING BARS SHALL BE STAGGERED 4'-0" MINIMUM UNLESS OTHERWISE NOTED.
6. ALL REINFORCING, ANCHOR BOLTS & OTHER INSERTS SHALL BE SECURED IN PLACE PRIOR TO PLACING CONCRETE OR GROUTING MASONRY.
7. #5 OR LARGER REINFORCING BARS SHALL NOT BE RE-BENT WITHOUT APPROVAL OF THE ARCHITECT/ENGINEER.
8. PROVIDE THE FOLLOWING MINIMUM PROTECTIVE COVERING OF CONCRETE:

BELOW GRADE (UNFORMED)	3"	CLEAR
BELOW GRADE (FORMED)	2"	CLEAR
WALLS	1"	CLEAR
COLUMNS	1 1/2"	CLEAR
BEAMS & GIRDERS	1 1/2"	CLEAR
STRUCTURAL SLAB (ABOVE GRADE)	3/4"	CLEAR

CONCRETE (GENERAL)

1. STRUCTURAL FILL & BACKFILL SHOULD CONSIST OF A NON-EXPANSIVE GRANULAR MATERIAL APPROVED BY THE GEOTECHNICAL ENGINEER & PLACED IN UNIFORM 6" LIFTS.
2. STRUCTURAL FILL PLACED FOR SUPPORT OF FOUNDATION SHALL BE COMPACTED TO AT LEAST 95% OF MAXIMUM DENSITY FROM ASTM D698 (STANDARD PROCTOR).
3. STRUCTURAL FILL UNDERNEATH FOUNDATIONS & SLABS SHALL BE COMPACTED WITH A SMOOTH VIBRATORY COMPACTION DEVICE PRIOR TO CONCRETE PLACEMENT.
4. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH CURRENT ACI 318.
5. ALL CONCRETE SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 2500 PSI. UNLESS OTHERWISE SPECIFIED. WATER CEMENTITIOUS MATERIAL/RATIO & AIR CONTENT SHALL COMPLY WITH ACI 318 SECTION 19.3.
6. CEMENT FOR CONCRETE OR MASONRY MORTAR SHALL BE TYPE V "PORTLAND CEMENT" & CONFORM TO ASTM C-150 STANDARDS. UNLESS OTHERWISE SPECIFIED IN GEOTECHNICAL REPORT OR IN THE DRAWINGS.
7. AGGREGATE FOR CONCRETE SHALL CONFORM TO ASTM C-33 STANDARDS.
8. CONCRETE SHALL BE DEPOSITED IN ACCORDANCE WITH 318 SECTION 26.5.2 RECOMMENDED PRACTICE FOR CONSOLIDATION OF CONCRETE.
9. COLD WEATHER & HOT WEATHER CONCRETE PLACEMENT SHALL BE IN ACCORDANCE WITH ACI 318 SECTION 19.3 & SECTIONS 26.5.4 & 26.5.5.
10. AFTER PLACEMENT, THE CONCRETE SHALL BE COVERED WITH A PLASTIC VAPOR BARRIER FOR A 4 TO 7 DAY INITIAL CURING PERIOD.
11. A MINIMUM OF THREE CONCRETE TEST CYLINDERS SHALL BE TAKEN. ONE SHALL BE TESTED AT 7 DAYS, ONE AT 28 DAYS, & ONE HOLD CYLINDER. UNLESS OTHERWISE SPECIFIED BY GOVERNING AGENCY.
12. FLOOR SLABS SHALL CONFORM TO ASTM C-38 STANDARDS & SHALL BE 3 1/2 INCHES MINIMUM THICK - SEE FOUNDATION PLANS FOR REINFORCEMENT, BASE, UNDERLAYMENT, VAPOR BARRIER OR OTHER SPECIFIC REQUIREMENTS.
13. FLOOR SLABS SHALL BE LEVEL OR TRUE SLOPES AS SHOWN ON DRAWINGS. TOLERANCE: 1/8 INCH IN 10 FEET.
14. TOP OF CONCRETE SLAB TO BE 6" MINIMUM ABOVE FINISH GRADE. UNLESS OTHERWISE SPECIFIED IN THE DRAWINGS
15. ALL EXPOSED EDGES OF CONCRETE SHALL HAVE A 3/4" CHAMFER.
16. ALL EXTERIOR CONCRETE WALLS, PORCHES & PLATFORMS ON SITE TO HAVE A ROCK SALT FINISH. (U.O.N.)
17. CONTRACTOR SHALL BE RESPONSIBLE FOR ACCURATE PLACEMENT OF ALL ROUGH HARDWARE & ALL ITEMS OF OTHER TRADES REQUIRED TO BE EMBEDDED IN CONCRETE WORK.

METALS

STRUCTURAL FRAMING SYSTEM & EQUIPMENT

1. CABLE LADDERS AT INTERIOR SPACES WHERE INDICATED SHALL BE 1-1/2" SOLID BAR STRINGERS TYPE
2. ALL UNISTRUT SHALL BE P1000 (1-5/8").
3. MICROFLECT SHALL BE B 1 1 1 8 (U.N.O.) TO MATCH CABLE TRAY.
4. CABLE RUNS ON ROOF TOP & OUTDOOR APPLICATIONS, SHALL BE HOT DIPPED GALVANIZED AFTER FABRICATION.
5. ALL ANTENNA SPECS. PER RF DATA SHEET.

STRUCTURAL METAL

1. ALL STRUCTURAL STEEL SHALL COMPLY WITH MOST RECENT ASTM A-36 STANDARDS.
2. ALL CONNECTIONS & FABRICATIONS SHALL COMPLY WITH MOST RECENT A.I.S.C. SPECIFICATIONS.
3. ALL WELDING SHALL BE PERFORMED BY OPERATORS WHO HAVE BEEN RECENTLY QUALIFIED AS PRESCRIBED IN MOST RECENT "QUALIFICATION PROCEDURE" OF THE AMERICAN WELDING SOCIETY.
4. USE ALL MEANS NECESSARY TO PROTECT STRUCTURAL STEEL BEFORE, DURING & AFTER INSTALLATION & TO PROTECT THE INSTALLED WORK & MATERIALS OF ALL OTHER TRADES.
5. IN THE EVENT OF DAMAGE IMMEDIATELY MAKE ALL REPAIRS & REPLACEMENTS NECESSARY TO THE APPROVAL OF & AT NO ADDITIONAL COST TO THE OWNER.
6. HIGH-STRENGTH BOLTS SHALL COMPLY WITH ASTM A-325 N. BEARING TYPE CONNECTION WITH THREADS INCLUDED IN SHEAR PLANE. OTHER MACHINE BOLTS & ANCHOR BOLTS SHALL MEET THE REQUIREMENTS OF ASTM A-307
7. WELDS SHALL BE MADE WITH ASTM-233, E-70 SERIES ELECTRODES FOR STEEL TO STEEL CONNECTIONS. WELDING OF REINFORCING BARS SHALL BE DONE WITH ELECTRODES AS APPROVED BY A CERTIFIED TESTING LABORATORY.
8. ALL FRAMING CONNECTORS SUCH AS CONCRETE ANCHORS, HOLD-DOWNS, POST BASES, FRAMING CAP, HANGER & OTHER MISCELLANEOUS STRUCTURAL METALS SHALL BE AS MANUFACTURED BY SIMPSON STRONG TIE CO. OR APPROVED EQUIVALENT.
9. ALL EXTERIOR STRUCTURAL STEEL PERMANENTLY EXPOSED TO THE WEATHER SHALL BE HOT-DIP GALVANIZING AFTER FABRICATION.
10. ALL WELDING DONE AFTER GALVANIZING SHALL BE PROTECTED WITH TWO (2) COATS OF "GALVANIZED" OR "GALVALOY"

ELECTRICAL

1. REFER TO DRAWINGS FOR SITE SPECIFIC INFORMATION
2. ALL ELECTRIC WORK TO COMPLY WITH THE LATEST EDITION OF THE CALIFORNIA ELECTRICAL CODE. (REFER TO THE COVER SHEET)
3. ALL INTERIOR SEISMIC UNISTRUT SHALL BE GROUNDED WITH #6 STRANDED COPPER WITH GREEN JACKET. ALL CONNECTIONS TO BE DOUBLE LUG.
4. BEFORE STARTING TRENCHING, THE CONTRACTOR SHALL VERIFY LOCATION & DEPTH OF ALL EXISTING LINES AFFECTED BY THE CONTRACT & IMMEDIATELY NOTIFY THE PROJECT MANAGER IF ANY REROUTING OF EXISTING LINES IS NECESSARY.

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR



SAC AE
WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 004
PSL # 473028
1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:
GENERAL NOTES & SPECIFICATIONS

T-3

NOTES:

OWNER(S): WITHIN PUBLIC RIGHT-OF-WAY

THIS DRAWING DOES NOT REPRESENT A BOUNDARY SURVEY OF ANY PARCEL OF LAND, NOR DOES IT IMPLY OR INFER THAT A BOUNDARY SURVEY WAS PERFORMED. THIS IS A SPECIALIZED TOPOGRAPHIC MAP WITH PROPERTY AND EASEMENTS BEING A GRAPHIC DEPICTION BASED ON INFORMATION GATHERED FROM VARIOUS SOURCES OF RECORD AND AVAILABLE MONUMENTATION. PROPERTY LINES AND LINES OF TITLE WERE NEITHER INVESTIGATED NOR SURVEYED AND SHALL BE CONSIDERED APPROXIMATE ONLY. NO PROPERTY MONUMENTS WERE SET.

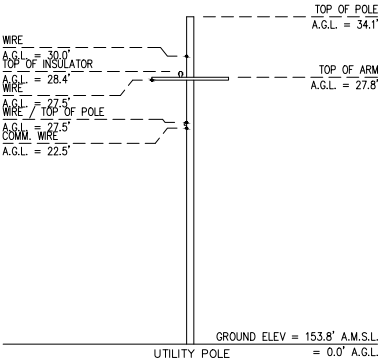
THE UNDERGROUND UTILITIES (IF ANY) THAT APPEAR ON THIS MAP HAVE BEEN LOCATED BY FIELD OBSERVATION. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES STATE THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE.

THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD RATE MAP FOR COMMUNITY NO. 060203, PANEL NO. 0327G, DATED APRIL 2, 2009 SHOWS THAT THE LOCATION OF THIS SITE FALLS WITHIN ZONE 'X', AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN.

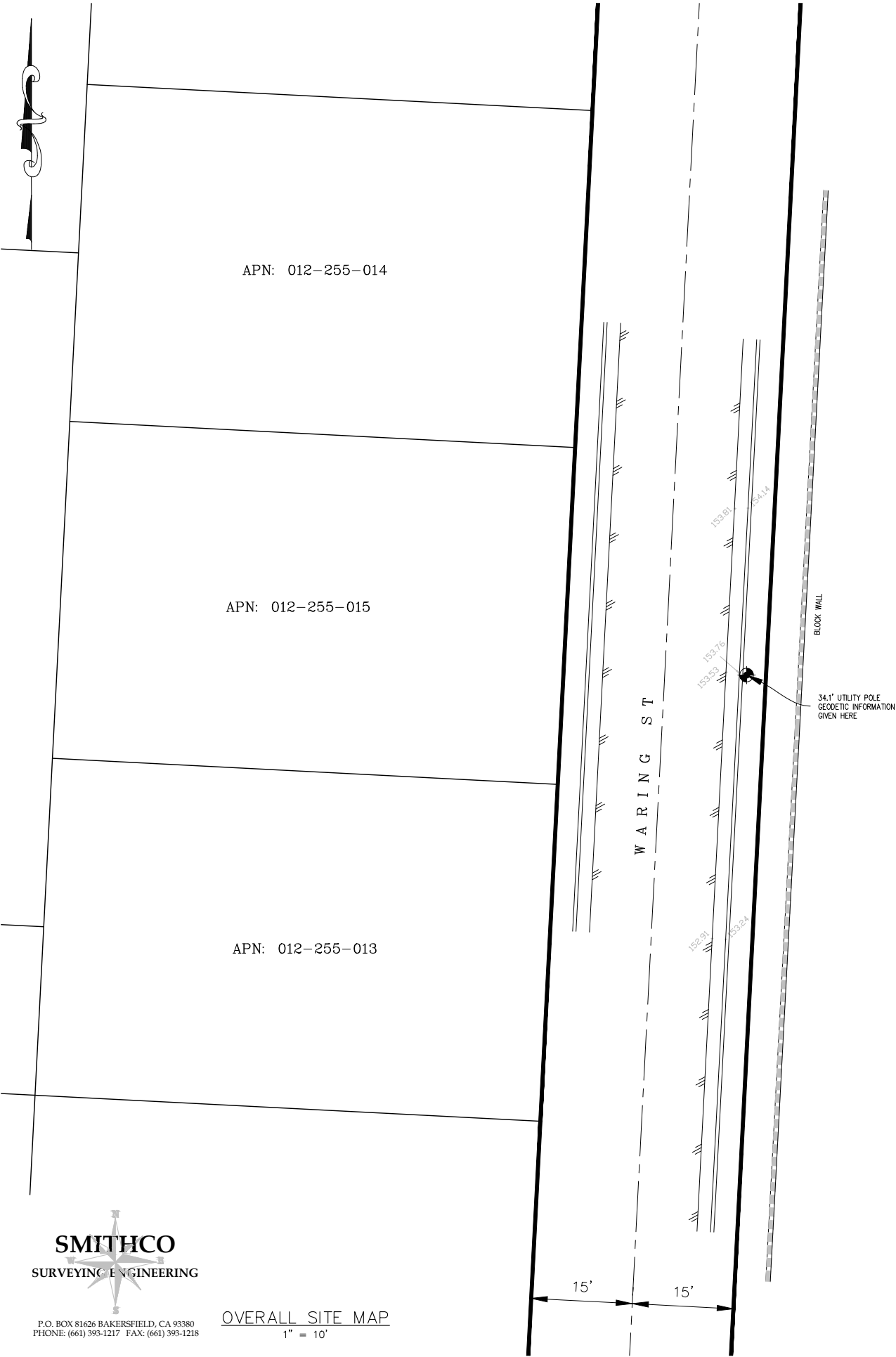
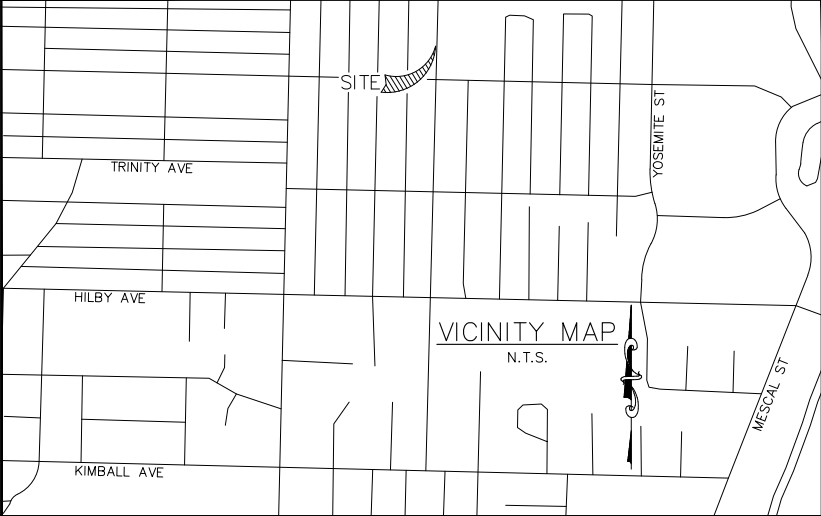
THE LATITUDE AND LONGITUDE AT THE LOCATION AS SHOWN WAS DETERMINED BY GPS OBSERVATIONS.

LAT. 36° 36' 23.43" N. NAD 83
LONG. 121° 50' 04.79" W. NAD 83
ELEV. 153.8' NAVD 88 (BASIS OF DRAWING)

The information shown above meets or exceeds the requirements set forth in FAA order 8260.19D for 1-A accuracy (± 20' horizontally and ± 3' vertically). The horizontal datum (coordinates) are expressed as degrees and decimal degrees thereof. The vertical datum (heights) are expressed in feet and decimals thereof and are determined to the nearest 0.1 foot.



ELEVATION VIEW — LOOKING NORTH
SCALE: 1" = 10'



SMITHCO
SURVEYING ENGINEERING

P.O. BOX 81626 BAKERSFIELD, CA 93380
PHONE: (661) 393-1217 FAX: (661) 393-1218

OVERALL SITE MAP
1" = 10'

LEGEND

---	SITE BOUNDARY LINE
--- · · · ---	OVERHEAD UTILITY LINES
---	PROPERTY LINE (PER RECORD)
●	POWER POLE
///	GROUND ELEVATION
---	EDGE OF PAVEMENT
---	POINT OF BEGINNING
①	POINT OF COMMENCEMENT
---	EXCEPTION #
---	CONCRETE PAD

APN: 012-256-001

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	09/18/18	PRELIMINARY	EJ

SMITHCO JOB NO.: 82-1192



AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET
OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL
TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN
AS IT RELATES TO VERIZON WIRELESS
IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 004

1431 WARING ST
SEASIDE, CA 93955

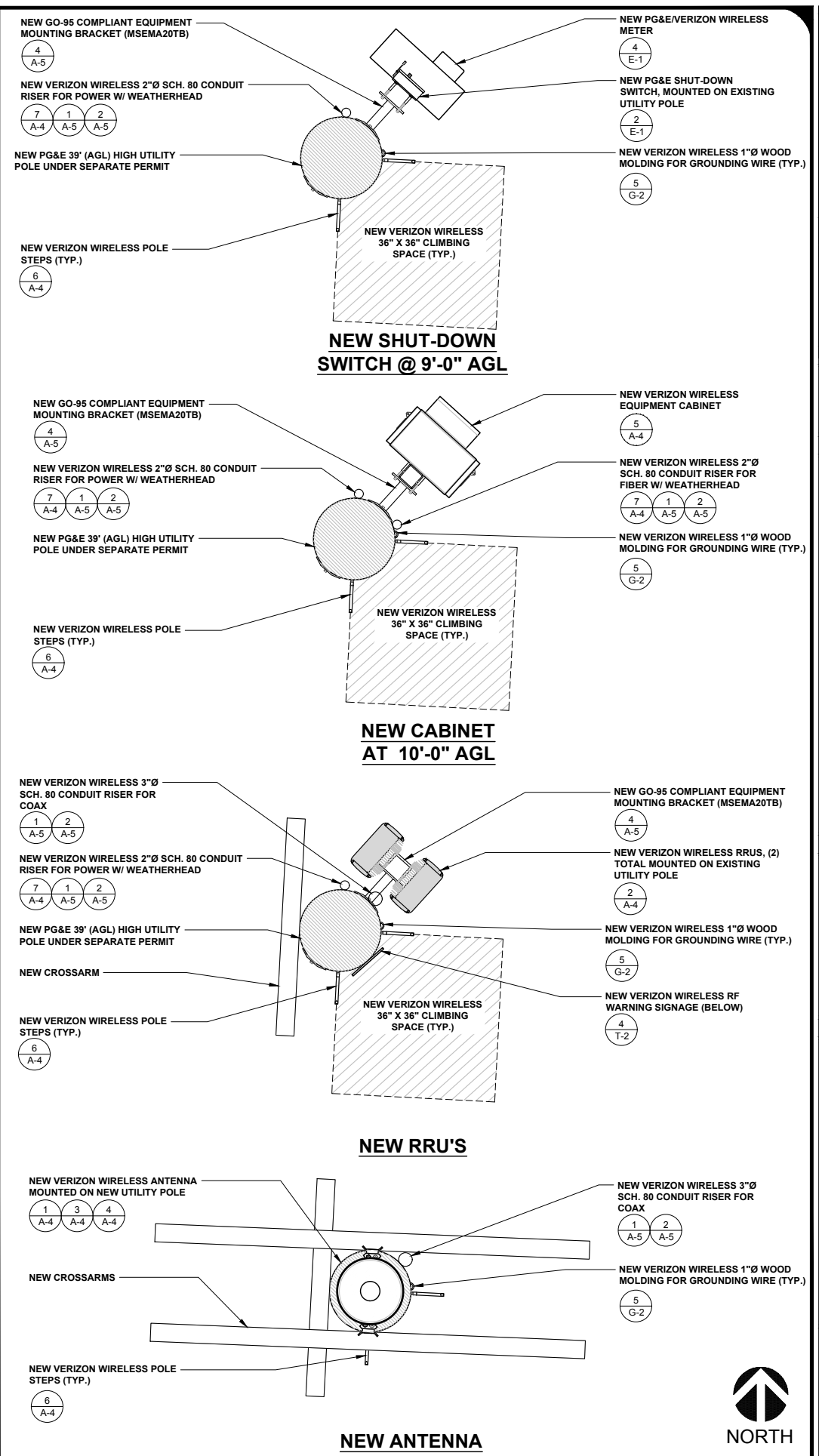
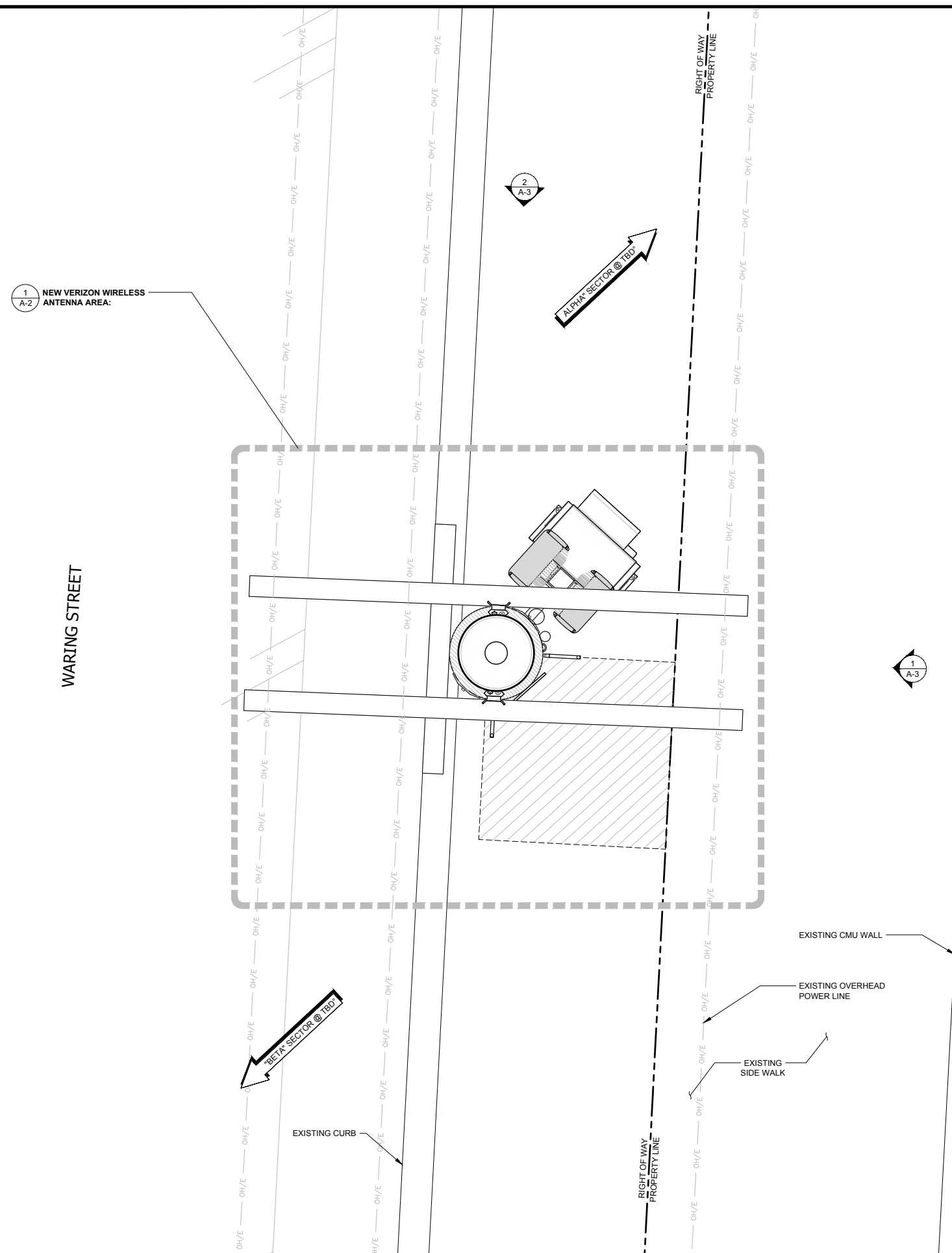
MONTEREY COUNTY

SHEET TITLE:

SITE SURVEY

FOR EXAMINATION ONLY

C-1

[illegible]

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED



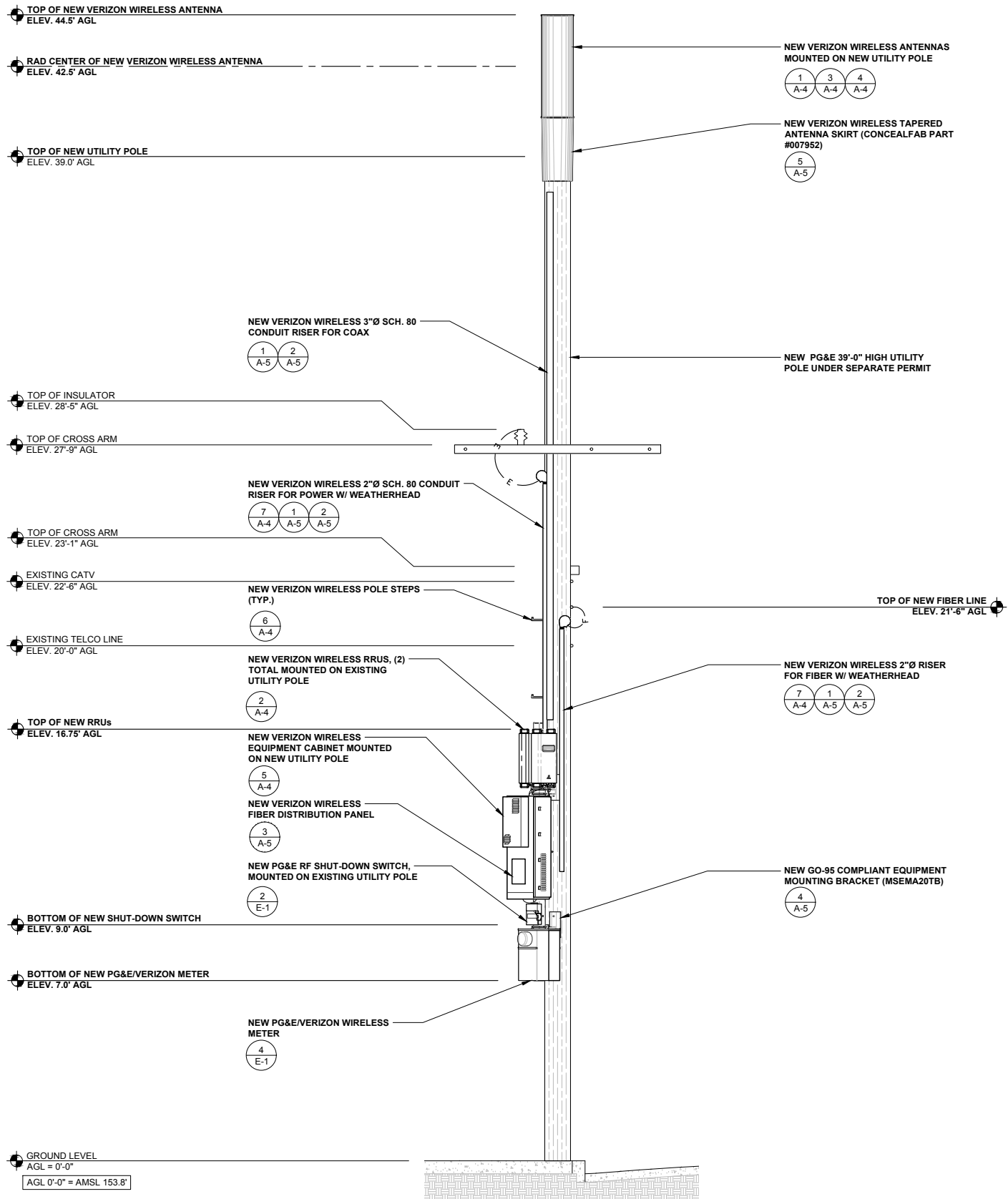
CC SEASIDE 004
PSL # 473028
1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:

ENLARGED SITE PLAN

A-2

NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 36" X 48". SCALE RATIO IS 1"=10' FOR REDUCED OR ENLARGED SHEET SIZES.

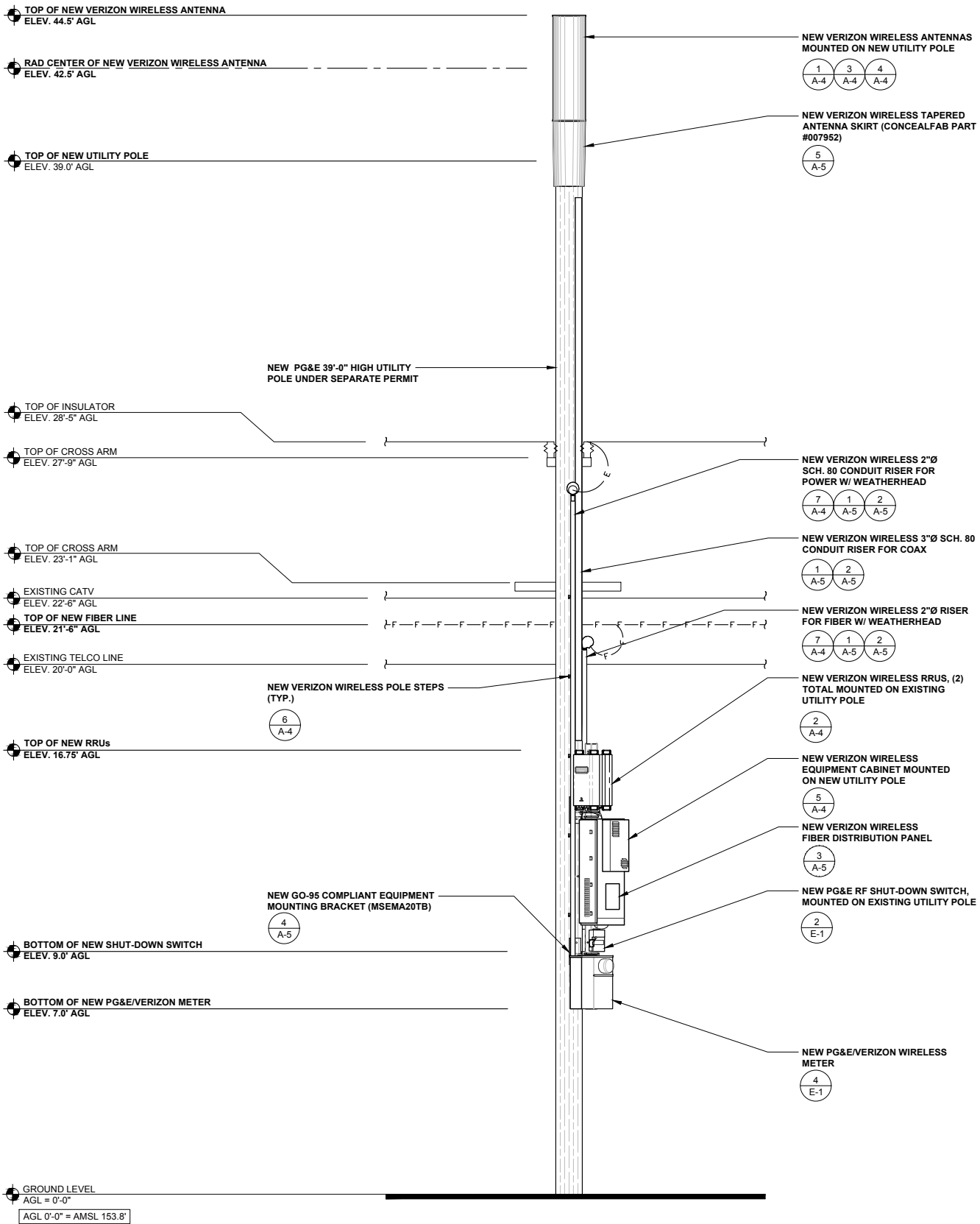


NORTH ELEVATION

0 1' 2' 3' SCALE: 3/8" = 1'-0" (24x36)
(OR) 3/16" = 1'-0" (11x17)

2

WEST ELEVATION



0 1' 2' 3' SCALE: 3/8" = 1'-0" (24x36)
(OR) 3/16" = 1'-0" (11x17)

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR



PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

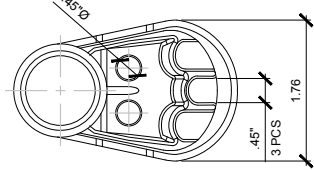
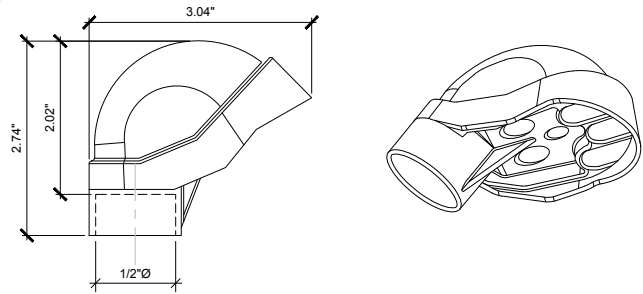


CC SEASIDE 004
PSL # 473028
1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:
NORTH & WEST
ELEVATIONS

A-3

NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 24" X 36". SCALE RATIO INDICATED FOR REDUCED OR ENLARGED SHEET SIZES.



CARLON
1/2" PVC SERVICE
ENTRANCE CAP

MODEL: E998D

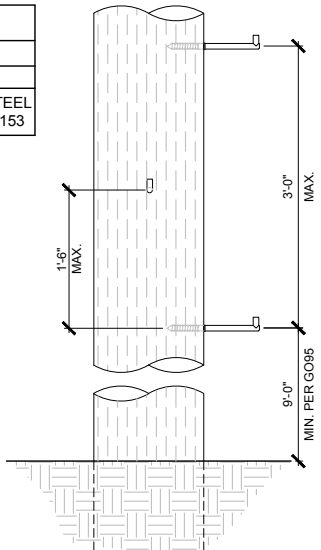
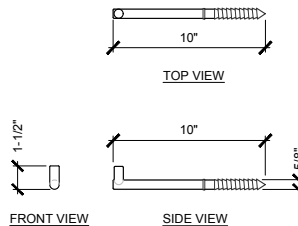
MATERIAL: NON-METALLIC
GRAY PVC

WEATHERHEAD DETAIL

SCALE
N.T.S.

7

MACLEAN POWER SYSTEMS
5/8" X 10" STEP POLE
#J11118
MATERIAL: HOT ROLLED CARBON STEEL
HOT DIP GALVANIZED PER ASTM A-153



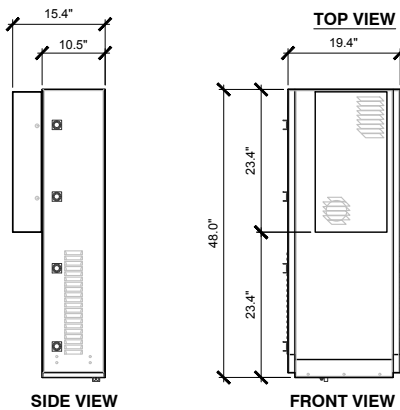
POLE STEP DETAIL

SCALE
N.T.S.

6

CHARLES
CUBE-SC1042NAN3
LOW PROFILE POLE
MOUNTED EQUIPMENT
CABINET

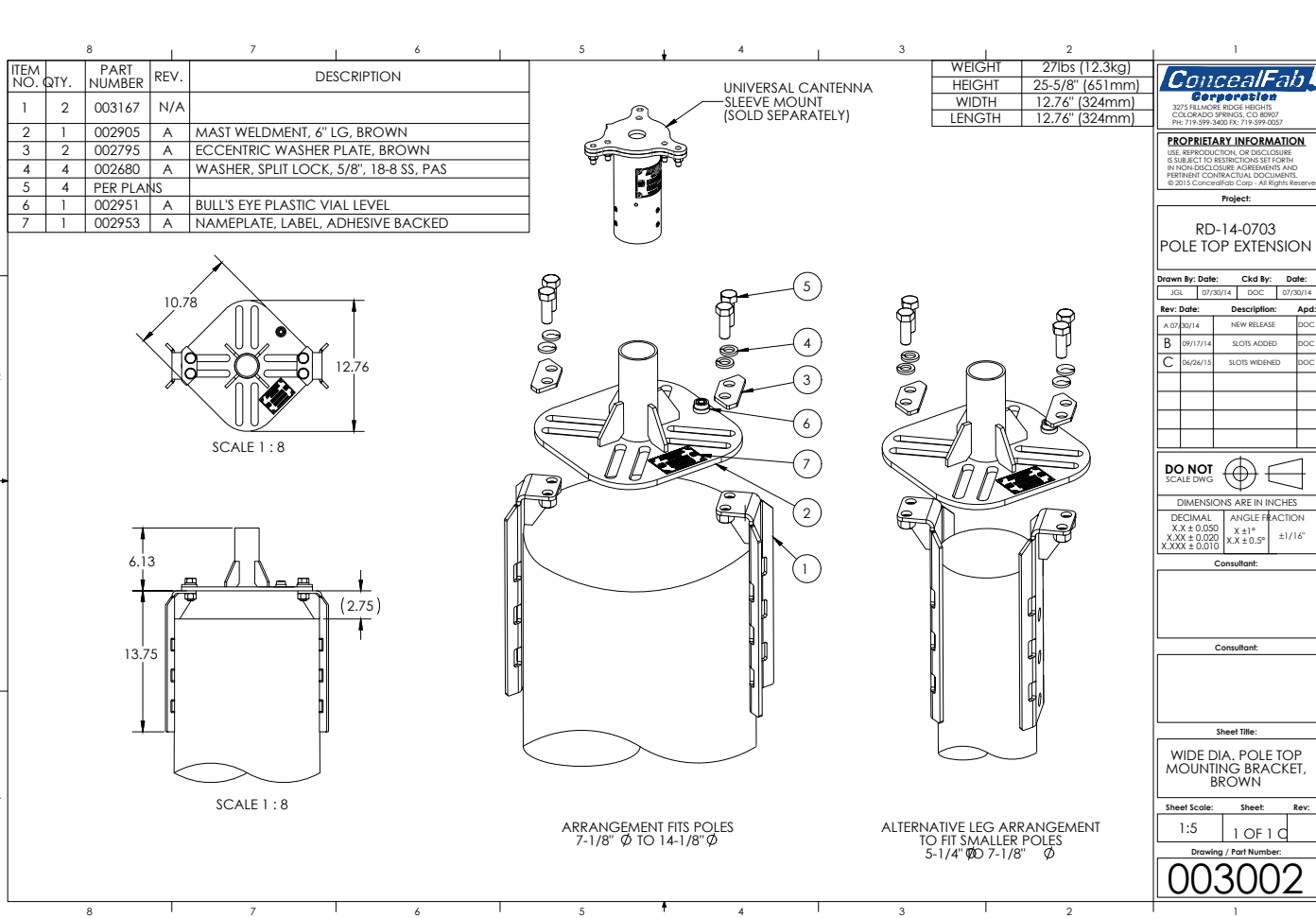
WEIGHT: 280 LBS



CABINET SPECIFICATIONS

SCALE
N.T.S.

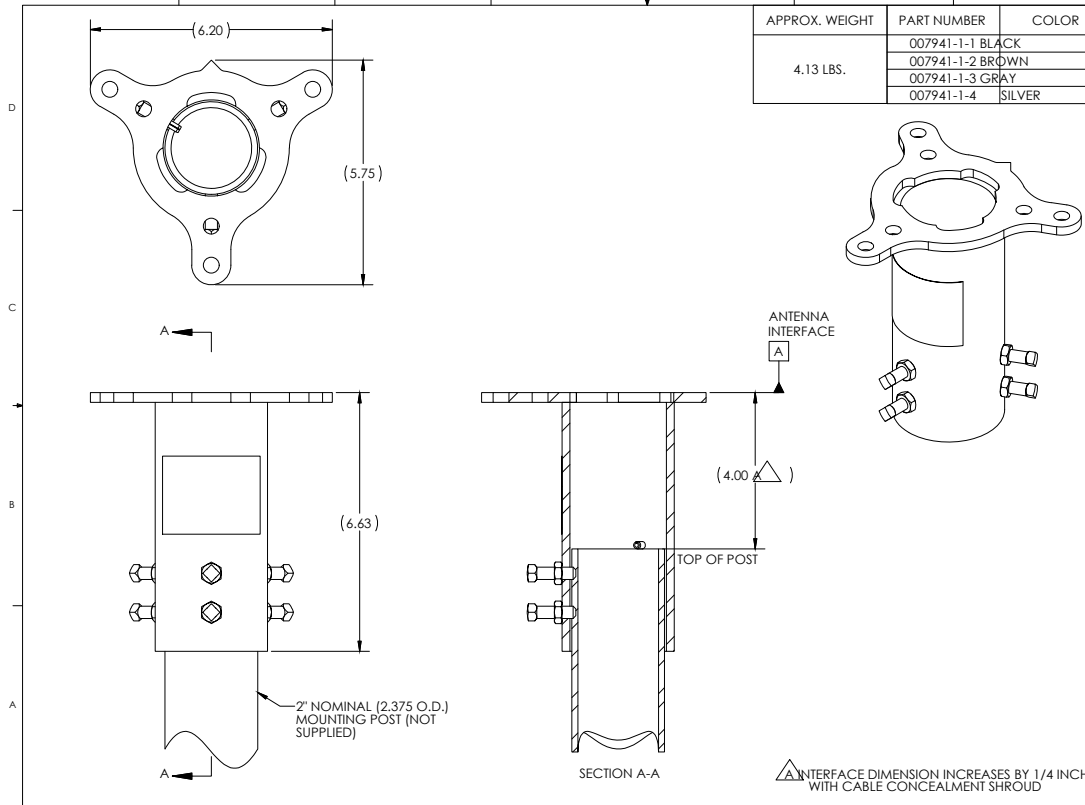
5



POLE-TOP MOUNTING BRACKET

SCALE
N.T.S.

4



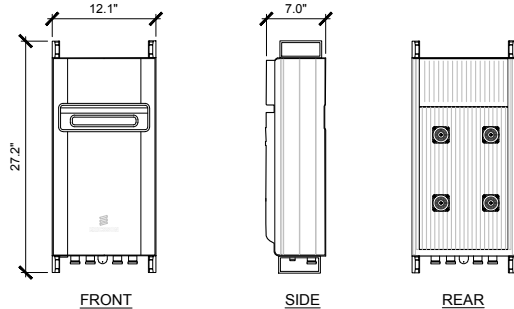
UNIVERSAL ANTENNA MOUNT ASSEMBLY

SCALE
N.T.S.

3

ERICSSON RRU32 B30

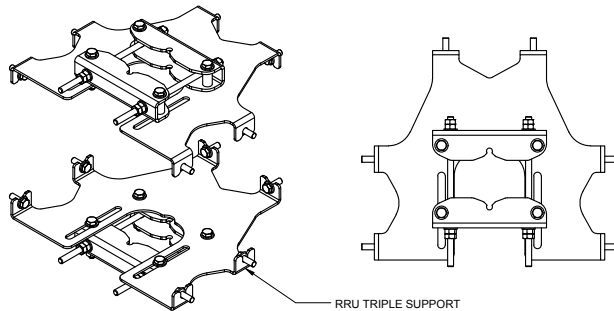
DIMENSIONS:
HEIGHT: 27.2"
WIDTH: 12.1"
DEPTH: 7.0"
WEIGHT: 60 LBS



MAFI 4019-3: TRIPLE RRU SUPPORT KIT

TRIPLE RRU SUPPORT IN STEEL FOR INSTALLATION OF THREE RRUs WITH POSSIBILITY TO ATTACHED A PSU ON THE BACK

PARTS	MATERIAL	QTY
CLAMPS	S355MC FZV	4
THREADED RODS	8.8 FZV	4
BOLTS M10	8.8 FZV	8
FLANGE BOLTS M10	A4	8
BUSHINGS	S355J2H	4
NUTS M10	8.8 FZV	28
WASHERS	FZV	20



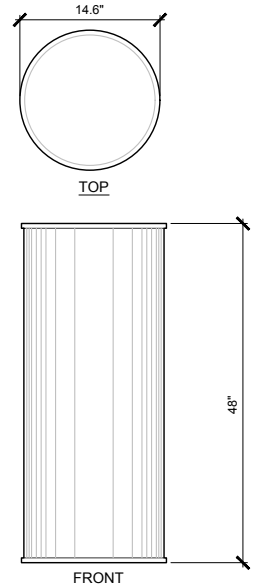
RRUS & TRIPLE MOUNT DETAIL

SCALE
N.T.S.

2

AMPHENOL
CUUT360X12Fxyz0

LENGTH: 48"
DIAMETER: 14.6"
WEIGHT: 38.1 LBS



ANTENNA DETAIL

SCALE
N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR

SAC
WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 004
PSL # 473028
1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:
DETAILS

A-4

NOT USED

SCALE

N.T.S.

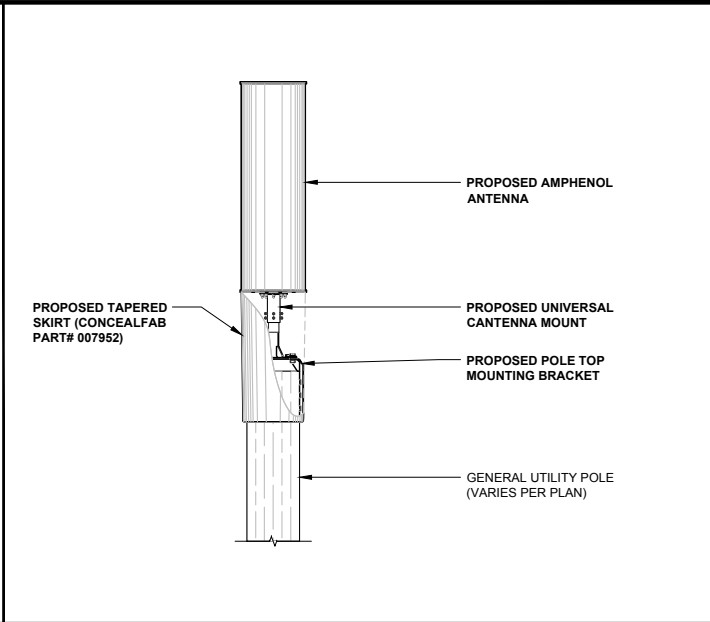
9

NOT USED

SCALE

N.T.S.

6



AWM-12

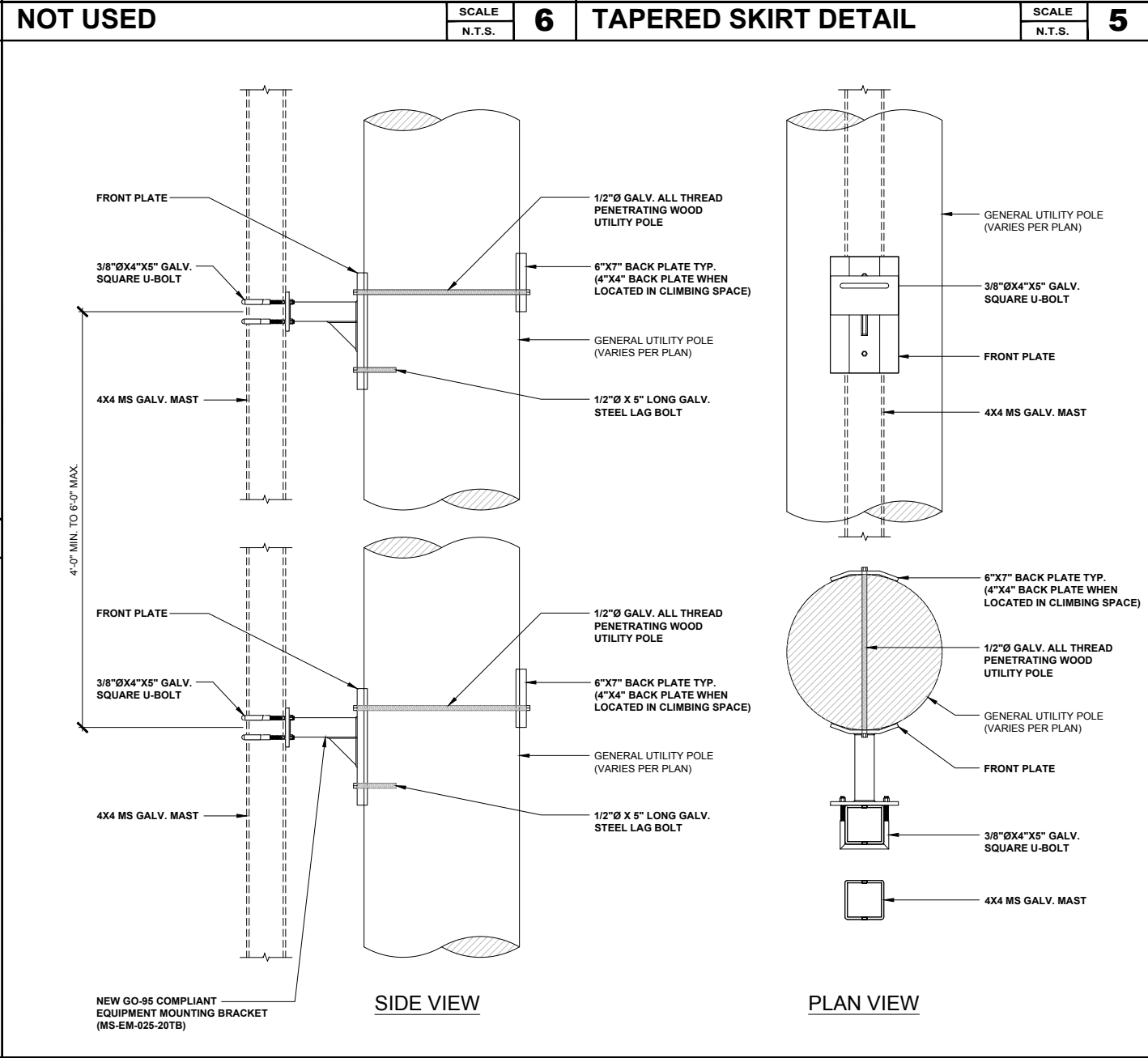
CAPACITY	6-PACK DUPLEX SC OR LC: 12 FIBERS	AVAILABLE AS A SINGLE OR DUAL DOOR ENCLOSURE
DIMENSION	HEIGHT	8.54"
	WIDTH	10"
	DEPTH	2.88"

NOT USED

SCALE

N.T.S.

8



CONDUIT RISER STRAP DETAIL

SCALE

N.T.S.

2

NOT USED

SCALE

N.T.S.

7

EQUIPMENT MOUNTING BRACKET DETAIL (MEXSAL MS-EM-025-20TB)

SCALE

N.T.S.

4

CONDUIT RISER DETAIL

SCALE

N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR

SAC

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 004
PSL # 473028
1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:
DETAILS

A-5

NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES.

NOT USED

SCALE
N.T.S.

5

U214MTBL : METER MAIN LOAD CENTER - OVERHEAD / UNDERGROUND - SURFACE MOUNT

MAIN DISC.	PROV.	AIC RATING	AMPACITY MAX.	CONT.	VOLT-AGE	SERVICE TYPE	# OF JAWS	HUB PROV.	PHASE CONDUCTOR LINE	CONDUCTOR LOAD	NEUTRAL CONDUCTOR	LOAD CENTER
(1) 100A 2P CB	NONE	10K	100	100	120/240	1Ø 3W	4	AW	14 AWG - 2/0 AWG	MAIN CIRCUIT BREAKER	14 AWG - 1/0 AWG	12/24

20"

HA

4-5/8"

24"

1A

4E

1A (4)

2B (2)

1A

4F

4G

4F

4E

1A (4)

2B (3)

U214MTBL

OVERHEAD / UNDERGROUND - SURFACE MOUNT

KNOCKOUTS - CONDUIT SIZES	
1A	1/2"
2B	3/4" - 1/2"
4E	1 1/2" - 1 1/4" - 1" - 3/4"
4F	2" - 1 1/2" - 1 1/4" - 1"
4G	2 1/2" - 2" - 1 1/2" - 1 1/4"
HA	AW HUB

7.25"

0.28 (3 HOLES)

#14 WOOD SCREW WITH 1/2" WASHER

6.00"

4.50"

A,B,C KNOCKOUTS

7.75"

A,B,C KNOCKOUTS

9.64"

3.75"

A,B,C KNOCKOUTS

NEW P1000DS 1-5/8" X 1-5/8", 12 GA WITH DOUBLE SLOTS

7MM BOLT & SPRING WASHER

NEMA TYPE 3R ILLUSTRATED

6" X 7" SHUT-DOWN PROTOCOL LABEL OUTSIDE DISCONNECT SWITCH DOOR

Utility Company Power Disconnect Switch

Normal Shut-down Protocols:
1. Call 800-266-6620 NOC 24HRS prior to schedule a shut-down day and time.
2. Give NOC the node number - _____ switch #.
3. On scheduled day of shut-down, pull the disconnect handle to the "OFF" position.
4. Call NOC when work is completed.

Emergency Shut-Down Protocols:
1. Call 800-264-6620 NOC.
2. Give NOC the Node number
3. Pull BOTH disconnect handles to the "OFF" position.
4. Call NOC when work is completed.

PAD LOCK

NOTE:

1. FRONT SWITCH LABEL TEXT HEIGHT TO BE 1/4".
2. INSIDE SHUT-DOWN PROTOCOL LABEL TEXT HEIGHT TO BE 3/16".

POWER PLAN

SCALE
N.T.S.

3

NOTE:
POWER PLAN: PG&E DRAWINGS PENDING

RF SHUT-DOWN SWITCH DETAIL (3-POLE)

SCALE
N.T.S.

2

NOTE:
PENDING PG&E POWER DESIGN

NEW O/H POWER ROUTE

GENERAL UTILITY POLE (VARIES PER PLAN)

NEW EQUIPMENT CABINET POWER PLANT W/ (2) 20A RECTIFIERS AND (1) STRING OF BATTERIES (SAFT TEL. X 80 NI-CD)

TO NEW RADIO EQUIPMENT

NEW RF (DC) SHUT-DOWN SWITCHES. SQUARE D, 3-POLE, NEMA TYPE 3R ENCLOSURE, (1) TOTAL

2"Ø SCH 80 PVC - 2 #2, 1#6 GROUND, COPPER THHN / THWN-2

GROUND

NEW 100A, 120/240V, 1 PHASE, 3 WIRE PG&E / VERIZON WIRELESS SERVICE METER

3/4"Ø W/ #2 CU

(2) GROUND RODS (5/8" X 10' LONG COPPERCLAD)

NEW LOW-PROFILE EQUIPMENT CABINET 1 A-5

100A

M

1

2

4

E-1

E-1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR

SAC

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 004

PSL # 473028

1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:
POWER 1 LINE
DIAGRAM & DETAILS

E-1

Packet Page 50

NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES.

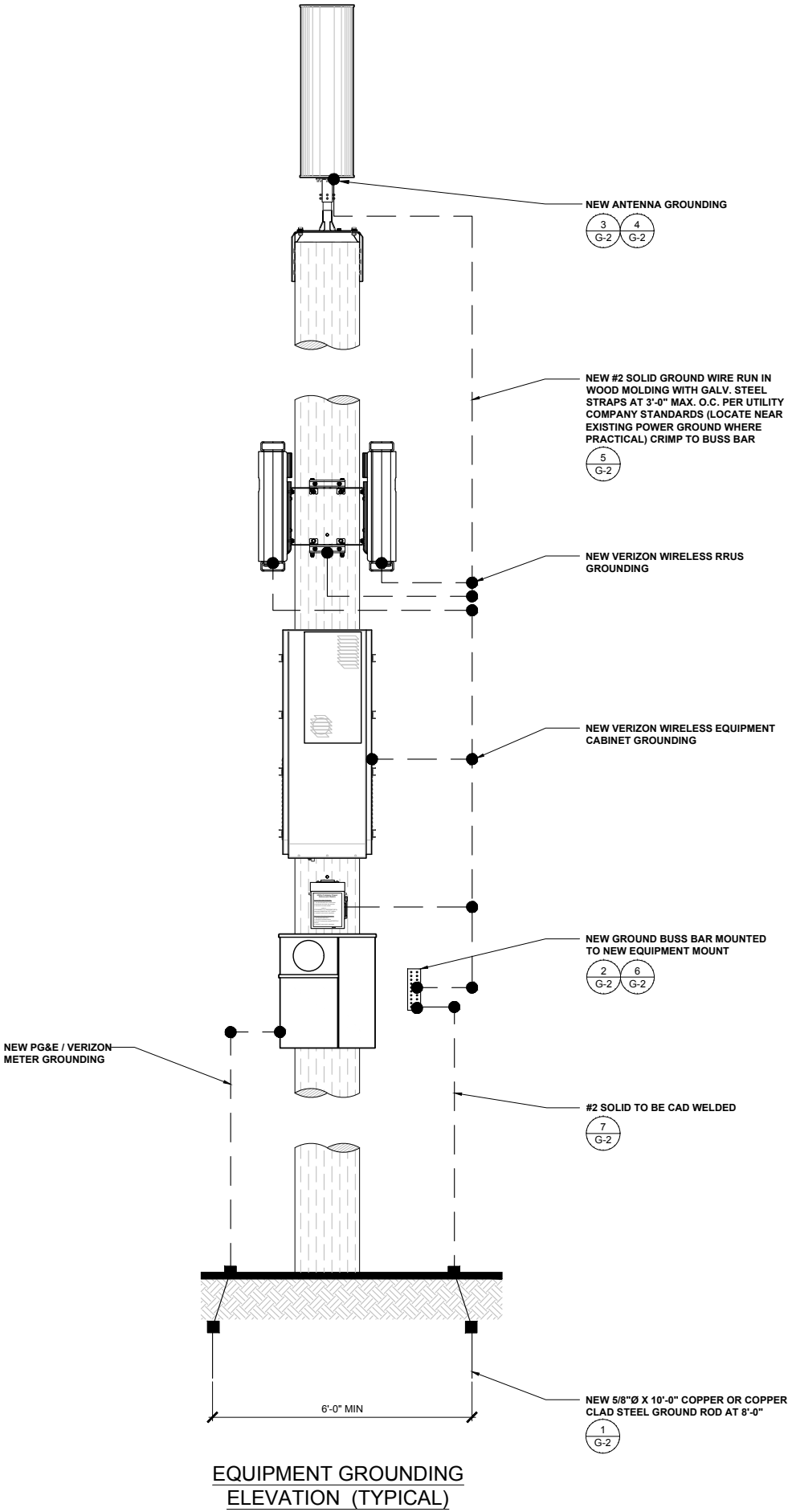
- NOTES:
- ALL DETAILS ARE SHOWN IN GENERAL TERMS. ACTUAL GROUNDING INSTALLATION REQUIREMENTS AND CONSTRUCTION ACCORDING TO SITE CONDITIONS.
 - ALL GROUNDING CONDUCTORS: #2 AWG SOLID BARE TINNED COPPER WIRE UNLESS OTHERWISE NOTED.
 - GROUND BAR LOCATED IN BASE OF EQUIPMENT WILL BE PROVIDED, FURNISHED AND INSTALLED BY THE VENDOR.
 - GROUND BARS:
 - EQUIPMENT GROUND BUS BAR (EGB) LOCATED AT BOTTOM OF ANTENNA POLE/MAST FOR MAKING GROUNDING JUMPER CONNECTIONS TO COAX FEEDER CABLES SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR. JUMPERS (FURNISHED BY OWNERS) SHALL BE INSTALLED AND CONNECTED BY ELECTRICAL CONTRACTOR.
 - MAIN GROUND BUS BAR (MGB) LOCATED NEAR THE BASE OF THE RADIO EQUIPMENT CABINET(S) SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.
 - ALL GROUNDING INSTALLATIONS AND CONNECTIONS SHALL BE MADE BY ELECTRICAL CONTRACTOR.
 - OBSERVE N.E.C. AND LOCAL UTILITY REQUIREMENTS FOR ELECTRICAL SERVICE GROUNDING.
 - ALL NEW GROUNDING LEAD CONDUCTORS SHALL BE #2 SOLID TINNED BARE COPPER.
 - NEW GROUND SYSTEM MUST BE TESTED AND SHALL HAVE A RESISTANCE OF 5 OHMS OR LESS.
 - NOTIFY PROJECT MANAGER IF THERE ARE ANY DIFFICULTIES INSTALLING GROUNDING SYSTEM DUE TO SITE CONDITIONS.
 - CHEMICAL GROUNDS SHALL BE XIT, CHEM-ROC OR APPROVED EQUAL, WHEN REQUIRED.
 - ALL NEW GROUNDING INSTALLATION IS TO BE IN ACCORDANCE WITH THE VERIZON WIRELESS STANDARDS AND SUPPLEMENTS PROVIDED BY THE PROJECT MANAGER.

GROUNDING NOTES

SCALE
N.T.S.

2

ANTENNA & EQUIPMENT GROUNDING PLAN



SCALE
N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR

SAC
WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

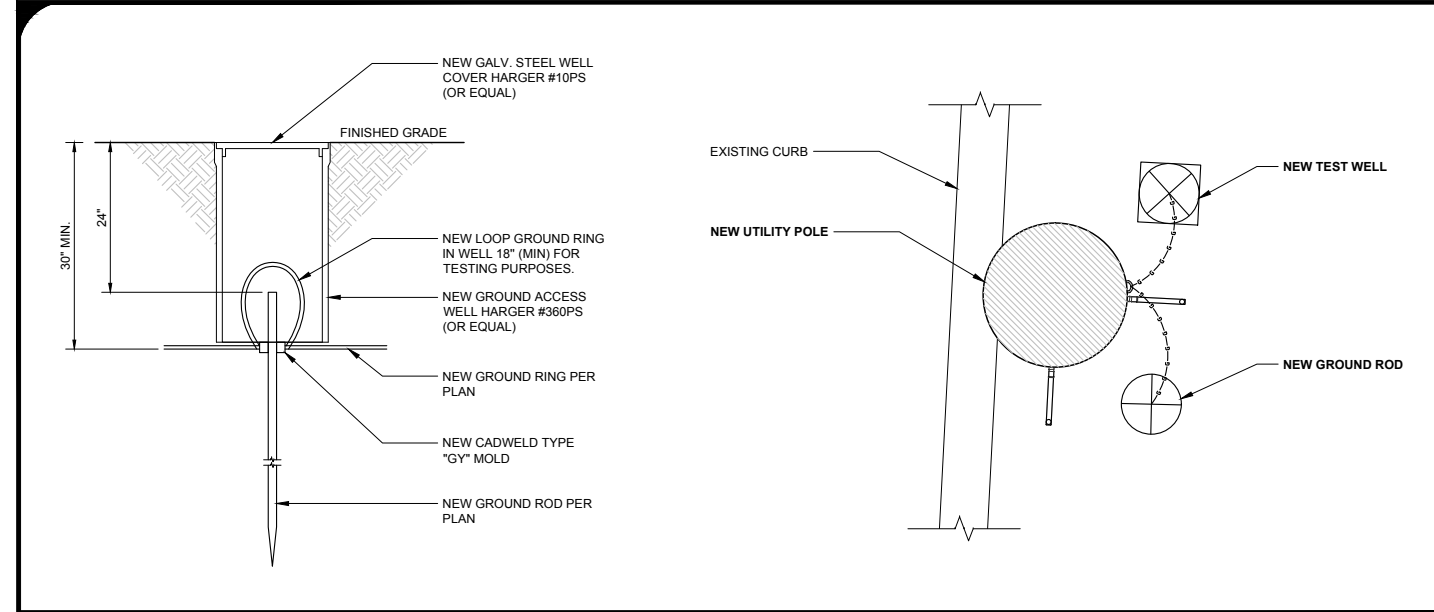
verizon
2785 MITCHELL DRIVE - BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 004
PSL # 473028
1431 WARING ST
SEASIDE, CA 93955

SHEET TITLE:
GROUNDING PLAN
& NOTES

G-1

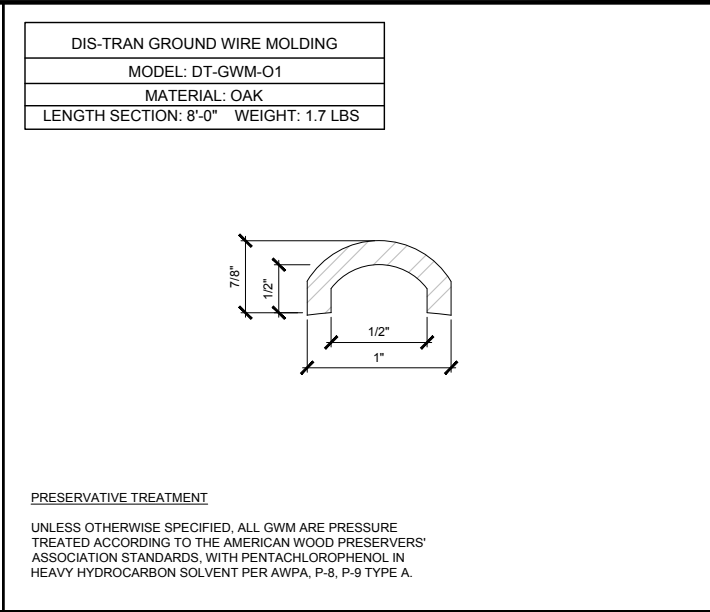
NOTE: THE ORIGINAL SIZE OF THIS DRAWING IS 24" X 36". SCALE RATIO INDICATED FOR REDUCED OR ENLARGED SHEET SIZES.



TEST WELL DETAIL

SCALE
N.T.S.

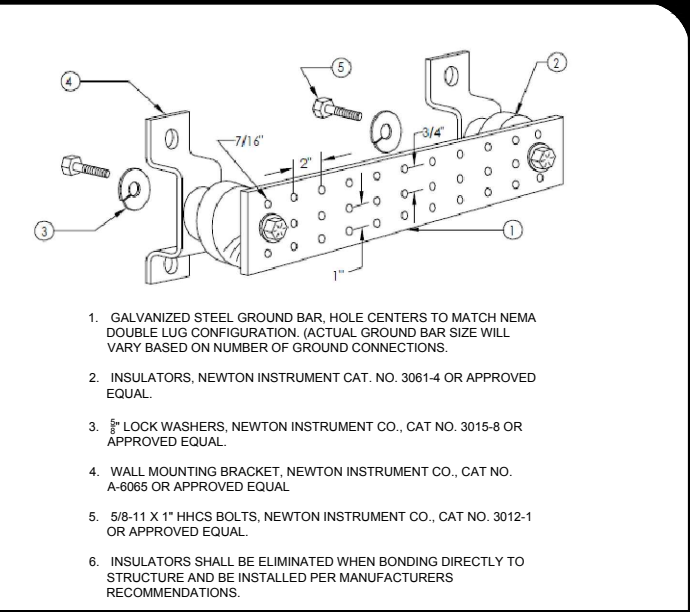
8



GROUND WIRE MOLDING DETAIL

SCALE
N.T.S.

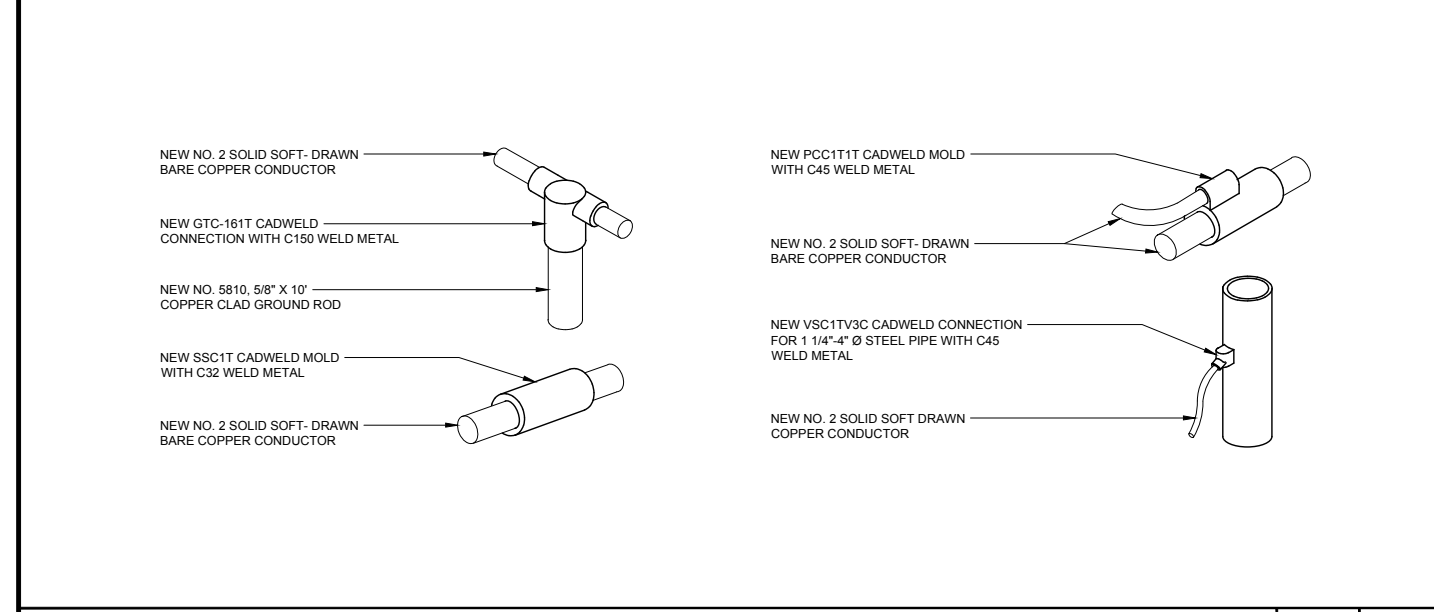
5



BUS BAR DETAIL

SCALE
N.T.S.

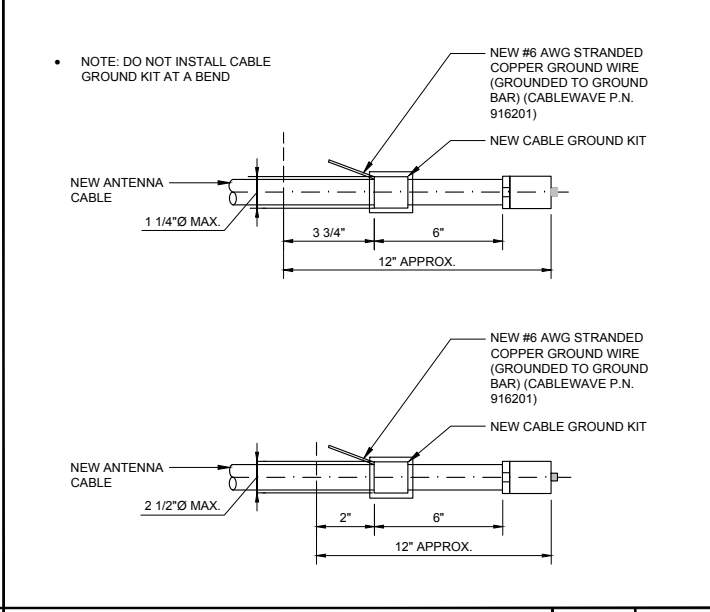
2



CADWELDS

SCALE
N.T.S.

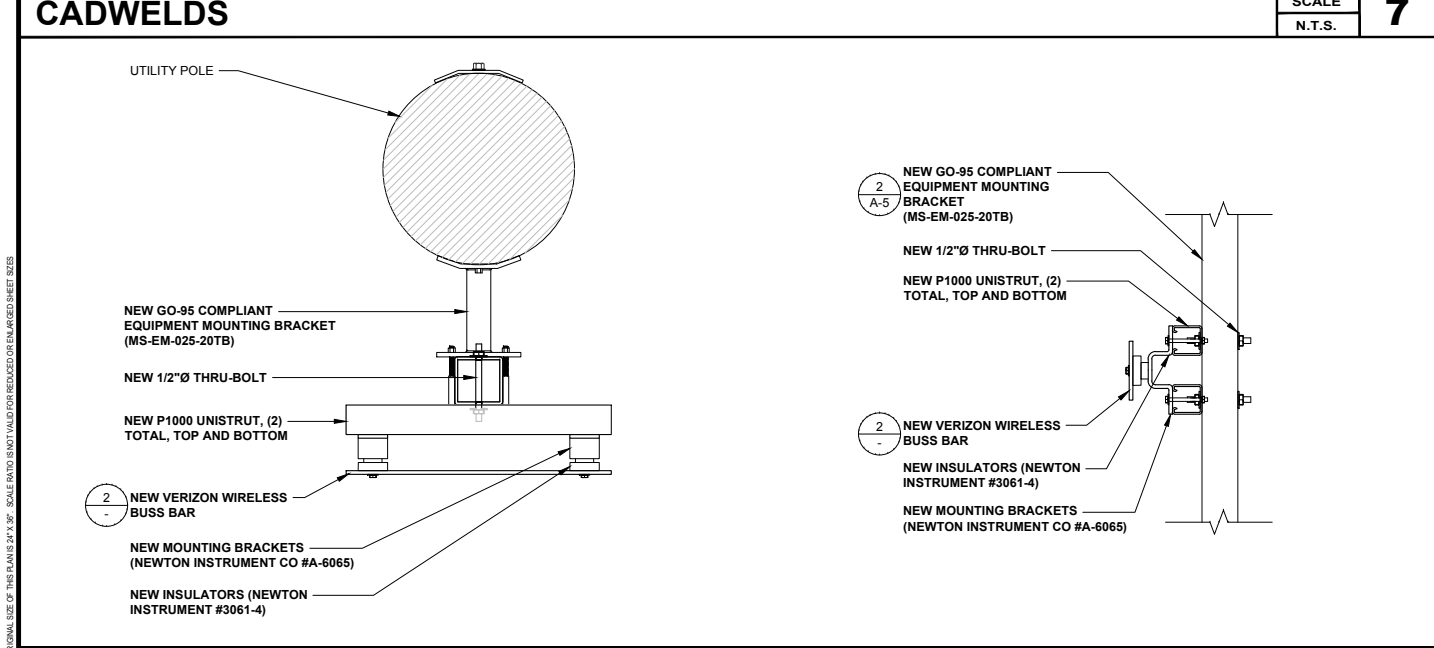
7



ANTENNA GROUND KIT

SCALE
N.T.S.

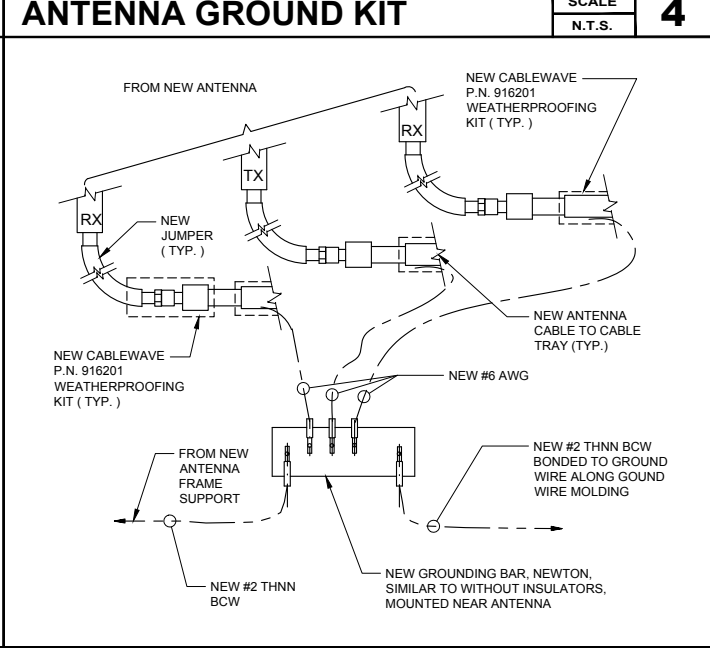
4



BUS BAR MOUNTING DETAIL

SCALE
N.T.S.

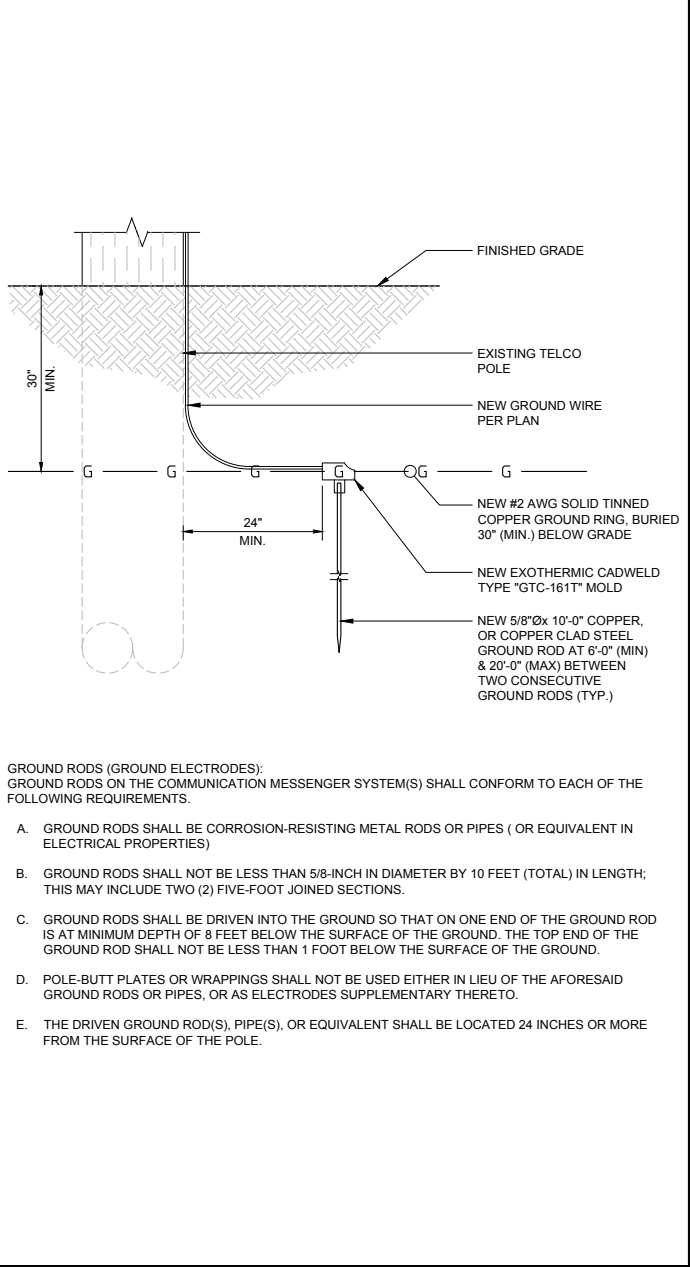
6



ANTENNA GROUND DETAIL

SCALE
N.T.S.

3



GROUND ROD DETAIL

SCALE
N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/05/18	90% CONSTRUCTION	FR
1	11/27/18	100% CONSTRUCTION	FR

SDC

WIRELESS

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150

SAN DIEGO, CA 92122

www.sacw.com

619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9

WALNUT CREEK, CA 94598

CC SEASIDE 004

PSL # 473028

1431 WARING ST

SEASIDE, CA 93955

SHEET TITLE:

GROUNDING DETAILS

G-2



1268 YOSEMITE ST
SEASIDE, CA 93955



Know what's **below**.
Call before you dig.

CALL 811
WWW.CALL811.COM

CONTRACTOR TO CALL TO
VERIFY UTILITIES AT
LEAST TWO WORKING
DAYS PRIOR TO DIGGING

[illegible]

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:

T-1

PROJECT TEAM

SITE ACQUISITION

SAC WIRELESS, LLC.
1851 HERITAGE LANE
SUITE 102
SACRAMENTO, CA 95815
CONTACT: KRISTINA DEMOLLI
TELEPHONE: (916) 600-9610
KRISTINA.DEMOLLI@SACW.COM

ARCHITECT:

SAC WIRELESS, LLC.
NESTOR POPOWYCH, AIA
5015 SHOREHAM PLACE SUITE 150
SAN DIEGO, CA 92122
CONTACT: OMAR MUNOZ
TELEPHONE: (619) 736-3588
FAX: (760) 931-0908
OMAR.MUNOZ@SACW.COM

UTILITY COORDINATOR:

SAC WIRELESS, LLC.
1057 LA VISTA ROAD
SANTA BARBARA, CA 93110
CONTACT: CRAIG ENGEL
TELEPHONE: (805) 440-0038

PLANNING

TEK CONSULTING INC.
PERMIT PROCESSING SERVICES
123 SEACLIFF DR
PISMO BEACH, CA 93449
CONTACT: TRICIA KNIGHT
TELEPHONE: (805) 448-4221
FAX: (805) 888-2807
TEK-CONSULTING.NET

SURVEYOR:

SMITHCO SURVEYING ENGINEERING
P.O. BOX 81628
BAKERSFIELD, CA 93380
CONTACT: GREG SMITH, PLS
TELEPHONE: (661) 393-1217

VERIZON WIRELESS SIGNATURE BLOCK		
DISCIPLINE:	SIGNATURE:	DATE:
SITE ACQUISITION:		
CONSTRUCTION:		
RADIO:		
MICROWAVE:		
TELCO:		
EQUIPMENT:		
PROJECT ADMINISTRATOR:		
WO ADMINISTRATOR:		

VICINITY MAP

Yosemite St

Wanda Ave

SITE

Hilby Ave

VICINITY MAP

N.T.S.

NORTH

DRIVING DIRECTIONS	
FROM: 2785 MITCHELL DR. WALNUT CREEK, CA 94958	TO: 1268 YOSEMITE ST SEASIDE, CA 93955
1. HEAD SOUTH TOWARD SHADELANDS DRIVE	11. TAKE EXIT 336 TOWARD MONTEREY/PENINSULA
2. TURN RIGHT ONTO SHADELANDS DRIVE	12. MERGE ONTO CA-156 W
3. TURN LEFT ONTO N WIDGET LANE	13. MERGE ONTO CA-1 S
4. TURN RIGHT ONTO YEMACIO VALLEY ROAD	14. TAKE EXIT 404 FOR FREMONT BLVD/DEL MONTE BLVD
5. TURN RIGHT ONTO BANCROFT ROAD	15. CONTINUE ONTO FREMONT BLVD
6. USE THE LEFT 2 LANES TO TURN LEFT ONTO TREAT BOULEVARD	16. TURN LEFT ONTO ORD GROVE AVENUE
7. TURN RIGHT ONTO N MAIN STREET	17. TURN RIGHT ONTO YOSEMITE STREET
8. TURN RIGHT ONTO THE INTERSTATE 680 S RAMP TO OAKLAND/SAN JOSE	18. DESTINATION WILL BE ON THE LEFT
9. MERGE ONTO I-680 S	
10. USE THE RIGHT 3 LANES TO MERGE ONTO US-101 S TOWARD LAS ANGELES	

PROJECT DESCRIPTION

THIS PROJECT IS A VERIZON WIRELESS UNMANNED TELECOMMUNICATION WIRELESS FACILITY. IT WILL CONSIST OF THE FOLLOWING:

- (1) NEW 20' (AGL) POLE BY PG&E UNDER SEPARATE PERMIT
- (1) NEW ANTENNA
- (1) NEW EQUIPMENT CABINET
- (1) RF SHUT DOWN SWITCH
- (2) NEW RRU'S
- (1) NEW FIBER DISTRIBUTION PANEL
- (2) NEW UTILITY PULLBOXES
- (1) NEW PG&E / VERIZON WIRELESS METER PEDESTAL
- NEW 5' HIGH CHAIN-LINK FENCE

PROJECT SUMMARY

APPLICANT/LESSEE

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598
OFFICE: (925) 279-6000

ASSESSOR'S PARCEL NUMBER

PUBLIC RIGHT-OF-WAY

GEODETTIC COORDINATES

LAT. 36° 36' 13.8558" N. NAD 83
LONG. 121° 49' 48.1332" W. NAD 83
ELEV. 209.7' NAVD 88 (BASIS OF DRAWING)

APPLICANT'S REPRESENTATIVE

TEK CONSULTING INC.
PERMIT PROCESSING SERVICES
123 SEACLIFF DR.
PISMO BEACH, CA 93449
CONTACT: TRICIA KNIGHT
TELEPHONE: (805) 448-4221
FAX: (805) 888-2807
TEK-CONSULTING.NET

POLE OWNER:

OWNER: N/A
CONTACT: N/A
PHONE #: ---
EMAIL: ---

PROPERTY INFORMATION:

SITE NAME: CC SEASIDE 002
SITE NUMBER: 473025
SITE ADDRESS: 1268 YOSEMITE ST
SEASIDE, CA 93955
JURISDICTION: CITY OF SEASIDE

CONSTRUCTION INFORMATION

OCCUPANCY:	U
TYPE OF CONSTRUCTION:	V-B
CURRENT ZONING:	R.O.W.
HANDICAP REQUIREMENTS:	FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. HANDICAPPED ACCESS NOT REQUIRED.

GENERAL CONTRACTOR NOTES

DO NOT SCALE DRAWINGS IF NOT FULL SIZE (24 X 36)

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR THE SAME.

CODE COMPLIANCE

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNMENT AUTHORITIES. ALL WORK SHALL CONFORM TO 2016 EDITION TITLE 24, CALIFORNIA CODE OF REGULATIONS. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THE FOLLOWING CODES.

- 2016 CALIFORNIA ADMINISTRATIVE CODE
- 2016 CALIFORNIA BUILDING CODES
- 2016 CALIFORNIA ELECTRICAL CODE
- 2016 CALIFORNIA FIRE CODE
- 2016 CALIFORNIA ENERGY CODE
- CITY & COUNTY ORDINANCES

SHEET	DESCRIPTION	REV
T-1	TITLE SHEET	1
T-2	RF SIGNAGE DETAIL, NOTES, LEGEND & ABBREVIATIONS	1
T-3	GENERAL NOTES & SPECIFICATIONS	1
C-1	SITE SURVEY	0
A-1	SITE PLAN	1
A-2	ENLARGED SITE PLAN, EQUIPMENT & ANTENNA LAYOUT	1
A-3	EXISTING NORTHEAST & NORTHWEST ELEVATIONS	1
A-4	DETAILS	1
A-5	DETAILS	1
E-1	POWER 1 LINE DIAGRAM, DETAILS & NOTES	1
G-1	GROUNDING PLAN & NOTES	1
G-2	GROUNDING DETAILS	1
CONSTRUCTION DRAWINGS		

SAC WIRELESS SIGNATURE BLOCK		
DISCIPLINE:	SIGNATURE:	DATE:
SITE ACQUISITION:		
PLANNER:		
CONSTRUCTION:		
LANDLORD:		

NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES

NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" x 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES



TYPICAL CAUTION SIGN

RF CAUTION SIGNAGE

4

GENERAL FIRE NOTES: (SFM)

1. BUILDINGS UNDERGOING CONSTRUCTION, ALTERATION, OR DEMOLITION SHALL BE IN ACCORDANCE WITH 2013 CFC SECTION 1401.
2. ADDRESS SHALL BE PROVIDED FOR ALL NEW AND EXISTING BUILDINGS IN A POSITION AS TO BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY. [2013 CFC SECTION 505.1]
3. DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME-RETARDANT CONDITION. [2013 CFC SECTION 807-1.2]
4. PORTABLE FIRE EXTINGUISHERS:
AT LEAST ONE FIRE EXTINGUISHER WITH A MINIMUM RATING OF 2-A-10B:C SHALL BE PROVIDED WITHIN 75 FEET MAXIMUM TRAVEL DISTANCE FOR EACH 6,000 SQUARE FEET OR PORTION THEREOF ON EACH FLOOR. [2013 CFC SECTION 906.1.1 AND SECTION 906.3.1]]

NOTES

3

	NEW ANTENNA		PROPERTY/LEASE LINE		(E) MASONRY		E ELECTRICAL CONDUIT (POWER)
	EXISTING ANTENNA		CENTERLINE		CONCRETE		OH/E OVERHEAD ELECTRICAL (POWER)
	GROUND ROD		MATCH LINE		EARTH		UG/E UNDERGROUND ELECTRICAL (POWER)
	GROUND BUS BAR		WORK POINT		GRAVEL		T TELEPHONE CONDUIT
	MECHANICAL GRND. CONN.		GROUND CONDUCTOR		GROUT OR PLASTER		OH/T OVERHEAD TELCO
	CADWELD		GRID REFERENCE		PLYWOOD		UG/T UNDERGROUND TELCO
	GROUND ACCESS WELL		DETAIL REFERENCE		SAND		E/T ELECTRICAL / TELCO CONDUIT (POWER & FIBER)
	ELECTRIC BOX		ELEVATION REFERENCE		STEEL		OH/ET OVERHEAD POWER & TELCO
	TELEPHONE BOX		SECTION REFERENCE		EXISTING CHAIN-LINK FENCING		UG/ET UNDERGROUND POWER & TELCO
	LIGHT POLE		WOOD CONT.		NEW CHAIN-LINK FENCING		CC COAXIAL CABLE
	FND. MONUMENT		WOOD BLOCKING		WROUGHT IRON FENCING		F FIBER / HYBRID
	SPOT ELEVATION				WOOD FENCING		E/F POWER / FIBER
	SET POINT						
	REVISION						
	UTILITY POLE						
	ANTENNA (CANTENNA)						
	SEWER MANHOLE						
	SIGNAGE (TRAFFIC)						

LEGEND

2

ABBREVIATION	DEFINITION	ABBREVIATION	DEFINITION	ABBREVIATION	DEFINITION
A.B.	ANCHOR BOLT	FAB.	FABRICATION(OR)	PWR.	POWER (CABINET)
ABV.	ABOVE	F.F.	FINISH FLOOR	QTY.	QUANTITY
ACCA	ANTENNA CABLE COVER ASSEMBLY	F.G.	FINISH GRADE	RAD.(R)	RADIUS
ADD'L	ADDITIONAL	FIN.	FINISH(ED)	REF.	REFERENCE
A.F.F.	ABOVE FINISHED FLOOR	FLR.	FLOOR	REINF.	REINFORCEMENT(ING)
A.F.G.	ABOVE FINISHED GRADE	FDN.	FOUNDATION	REQD.	REQUIRED
ALUM.	ALUMINUM	F.O.C.	FACE OF CONCRETE	RGS.	RIGID GALVANIZED STEEL
ALT.	ALTERNATE	F.O.M.	FACE OF MASONRY	SCH.	SCHEDULE
ANT.	ANTENNA	F.O.S.	FACE OF STUD	SHT.	SHEET
APPRX.	APPROXIMATE(LY)	F.O.W.	FACE OF WALL	SIM.	SIMILAR
ARCH.	ARCHITECT(URAL)	F.S.	FINISH SURFACE	SPEC.	SPECIFICATION(S)
AWG.	AMERICAN WIRE GAUGE	FT.(F)	FOOT(FEET)	SQ.	SQUARE
BLDG.	BUILDING	FTG.	FOOTING	S.S.	STAINLESS STEEL
BLK.	BLOCK	G.	GROWTH (CABINET)	STD.	STANDARD
BLKG.	BLOCKING	GA.	GAUGE	STL.	STEEL
BM.	BEAM	GI.	GALVANIZE(D)	STRUC.	STRUCTURAL
B.N.	BOUNDARY NAILING	G.F.I.	GROUND FAULT CIRCUIT INTERRUPTER	TEMP.	TEMPORARY
BT.CW.	BARE TINNED COPPER WIRE	GLB.(GLU-LAM)	GLUE LAMINATED BEAM	THK.	THICK(NESS)
B.O.F.	BOTTOM OF FOOTING	GPS	GLOBAL POSITIONING SYSTEM	T.N.	TOE NAIL
BU	BACK-UP CABINET	GRND.	GROUND	T.O.A.	TOP OF ANTENNA
CAB.	CABINET	HDR.	HEADER	T.O.C.	TOP OF CURB
CANT.	CANTILEVER(ED)	HGR.	HANGER	T.O.F.	TOP OF FOUNDATION
C.I.P.	CAST IN PLACE	HT.	HEIGHT	T.O.P.	TOP OF PLATE (PARAPET)
CLG.	CEILING	ICGB.	ISOLATED COPPER GROUND BUS	T.O.S.	TOP OF STEEL
CLR.	CLEAR	IN.(")	INCH(ES)	T.O.W.	TOP OF WALL
COL.	COLUMN	INT.	INTERIOR	TYP.	TYPICAL
CONC.	CONCRETE	LB.(#)	POUND(S)	UG	UNDER GROUND
CONN.	CONNECTION(OR)	L.B.	LAG BOLTS	U.L.	UNDERWRITERS LABORATORY
CONST.	CONSTRUCTION	L.F.	LINEAR FEET (FOOT)	U.N.O.	UNLESS NOTED OTHERWISE
CONT.	CONTINUOUS	L.	LONG(ITU)DINAL	V.I.F.	VERIFY IN FIELD
d	PENNY (NAILS)	MAS.	MASONRY	W	WIDE(WIDTH)
DBL.	DOUBLE	MAX.	MAXIMUM	W.	WITH
DEPT.	DEPARTMENT	M.B.	MACHINE BOLT	WD.	WOOD
D.F.	DOUGLAS FIR	MECH.	MECHANICAL	W.P.	WEATHERPROOF
DIA.	DIAMETER	MFR.	MANUFACTURER	WT.	WEIGHT
DIAG.	DIAGONAL	MIN.	MINIMUM	¢	CENTERLINE
DIM.	DIMENSION	MISC.	MISCELLANEOUS	ℙ	PLATE
DWG(S)	DRAWING(S)	MTL.	METAL		
DWL.	DOWEL(S)	(N)	NEW		
EA.	EACH	NO.(#)	NUMBER		
EL.	ELEVATION	N.T.S.	NOT TO SCALE		
ELEC.	ELECTRICAL	O.C.	ON CENTER		
ELEV.	ELEVATOR	OPNG.	OPENING		
EMT.	ELECTRICAL METALLIC TUBING	P/C	PRECAST CONCRETE		
E.N.	EDGE NAIL	PCS	PERSONAL COMMUNICATION SERVICES		
ENG.	ENGINEER	PLY.	PLYWOOD		
EQ.	EQUAL	PPC	POWER PROTECTION CABINET		
EXP.	EXPANSION	PRC	PRIMARY RADIO CABINET		
EXST.(E)	EXISTING	P.S.F.	POUNDS PER SQUARE FOOT		
EXT.	EXTERIOR	P.S.I.	POUNDS PER SQUARE INCH		

ABBREVIATIONS

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR

SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
NOTES, LEGEND & ABBREVIATIONS

T-2

NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" x 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES

GENERAL

1. THIS FACILITY IS AN UNMANNED CELLULAR TELEPHONE EQUIPMENT FACILITY. THE OCCUPANCY CLASSIFICATION IS U [2016 CBC, TITLE 24, PART 2, VOLUME 1, SECTION 312].
2. THIS FACILITY IS EXEMPT FROM ACCESSIBILITY REQUIREMENTS PER 2016 CBC SECTION 11B-203.5 THIS FACILITY IS NON-OCCUPIABLE SPACE & ENTERED ONLY BY SERVICE PERSONNEL. THIS SPACE IS NOT FOR HUMAN OCCUPANCY.
3. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS & DIMENSIONS PRIOR TO SUBMITTING HIS BID. ANY DISCREPANCIES, CONFLICTS OR OMISSIONS SHALL BE REPORTED TO THE ARCHITECT/ENGINEER PRIOR TO SUBMITTING BIDS, & PROCEEDING WITH ANY WORK.
4. THE CONTRACTOR SHALL NOTIFY ARCHITECT/ENGINEER OF ANY ERRORS, OMISSIONS, OR DISCREPANCIES AS THEY MAY BE DISCOVERED IN THE PLANS, SPECIFICATIONS, & NOTES PRIOR TO STARTING CONSTRUCTION. INCLUDING BUT NOT LIMITED BY DEMOLITION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTING ANY ERRORS, OMISSION, OR INCONSISTENCY AFTER THE START OF CONSTRUCTION WHICH HAS NOT BEEN BROUGHT TO THE ATTENTION OF THE ARCHITECT/ENGINEER & SHALL INCUR ANY EXPENSES TO RECTIFY THE SITUATION. THE METHOD OF CORRECTION SHALL BE APPROVED BY THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT.
5. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR HAS THE RESPONSIBILITY TO LOCATE ALL EXISTING UTILITIES. WHETHER OR NOT SHOWN ON THE PLANS, & TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR OR SUBCONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGE TO THE UTILITIES CAUSED DURING THE EXECUTION OF THE WORK. CONTACT USA DIG ALERT @ 800-227-2600
6. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL PROTECT ALL AREAS FROM DAMAGE WHICH MAY OCCUR DURING CONSTRUCTION. ANY DAMAGE TO NEW OR EXISTING SURFACES, STRUCTURES OR EQUIPMENT SHALL BE IMMEDIATELY REPAIRED OR REPLACED TO THE SATISFACTION OF THE PROPERTY OWNER. THE CONTRACTOR SHALL BEAR THE EXPENSE OF REPAIRING OR REPLACING ANY DAMAGED AREAS.
7. A COPY OF THE APPROVED PLANS SHALL BE KEPT IN A PLACE SPECIFIED BY THE GOVERNING AGENCY, & BY LAW SHALL BE AVAILABLE FOR INSPECTION AT ALL TIMES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE ALL CONSTRUCTION SETS REFLECT THE SAME INFORMATION AS THE APPROVED PLANS. THE CONTRACTOR SHALL ALSO MAINTAIN ONE SET OF PLANS AT THE SITE FOR THE PURPOSE OF DOCUMENTING ALL AS-BUILT CHANGES, REVISIONS, ADDENDA, OR CHANGE ORDERS. THE CONTRACTOR SHALL FORWARD THE AS-BUILT/MIRED DRAWINGS TO THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT AT THE CONCLUSION OF THE PROJECT.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE SECURITY OF THE SITE WHILE THE WORK IS IN PROGRESS UNTIL THE JOB IS COMPLETE.
9. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE TEMPORARY POWER, WATER, & TOILET FACILITIES AS REQUIRED BY THE PROPERTY OWNER OR GOVERNING AGENCY.
10. ALL CONSTRUCTION THROUGH THE PROJECT SHALL CONFORM TO THE LATEST C.B.C. & ALL OTHER GOVERNING CODES, INCLUDING THE CALIFORNIA ADMINISTRATIVE CODES TITLE 8, 19, & 24. THE MOST RESTRICTIVE CODE SHALL GOVERN.
11. THE CONTRACTOR & SUBCONTRACTOR SHALL COMPLY WITH ALL LOCAL & STATE REGULATIONS INCLUDING ALL OSHA REQUIREMENTS.
12. WHEN REQUIRED STORAGE OF MATERIALS OCCURS, THEY SHALL BE EVENLY DISTRIBUTED OVER THE FLOOR OR ROOF SO AS NOT TO EXCEED THE DESIGNED LIVE LOADS FOR THE STRUCTURE. TEMPORARY SHORING OR BRACING SHALL BE PROVIDED WHERE THE STRUCTURE OR SOIL HAS NOT ATTAINED THE DESIGN STRENGTH FOR THE CONDITIONS PRESENT.
13. THE CONTRACTOR SHALL SUPERVISE & COORDINATE ALL WORK. USING HIS/HER PROFESSIONAL KNOWLEDGE & SKILLS. HE/SHE IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, PROCEDURES, SEQUENCING & COORDINATING ALL PORTIONS OF THE WORK UNDER THE PROJECT.
14. THE CONTRACTOR SHALL BE RESPONSIBLE TO OBTAIN & PAY FOR ALL PERMITS, LICENSES & INSPECTIONS WITH RESPECT TO THE WORK TO COMPLETE THE PROJECT. BUILDING PERMIT APPLICATIONS SHALL BE FILED BY THE OWNER OR AUTHORIZED AGENT. CONTRACTOR SHALL OBTAIN THE PERMIT & MAKE FINAL PAYMENT OF SAID DOCUMENT.
15. ALL DIMENSIONS TAKE PRECEDENCE OVER SCALE. DRAWINGS ARE NOT TO BE SCALED UNDER ANY CIRCUMSTANCES.
16. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY BLOCKING, BACKING, FRAMING, HANGERS OR SUPPORTS FOR INSTALLATION OF ITEMS INDICATED ON THE DRAWINGS.
17. THE CONTRACTOR SHALL PROVIDE THE FIRE MARSHALL OR U.L APPROVED MATERIALS TO FILL/SEAL PENETRATIONS THROUGH FIRE RATED ASSEMBLIES.
18. NEW CONSTRUCTION ADDED TO EXISTING CONSTRUCTION SHALL BE MATCHED IN FORM, TEXTURE, MATERIAL & PAINT COLOR EXCEPT AS NOTED IN THE PLANS.
19. THE CONTRACTOR IS TO PROVIDE PORTABLE FIRE EXTINGUISHERS HAVING A MINIMUM 2A:10-B:C RATING WITHIN 75FT. OF TRAVEL TO ALL PORTIONS OF THE CONSTRUCTION AREA.
20. MATERIALS TESTING SHALL BE TO THE LATEST STANDARDS AVAILABLE AS REQUIRED BY THE LOCAL GOVERNING AGENCY RESPONSIBLE FOR APPROVING THE RESULTS.
21. ALL GENERAL NOTES & STANDARD DETAILS ARE THE MINIMUM REQUIREMENTS TO BE USED IN CONDITIONS WHICH ARE NOT SPECIFICALLY SHOWN OTHERWISE.
22. ALL DEBRIS & REFUSE IS TO BE REMOVED FROM THE PROJECT. PREMISES SHALL BE LEFT IN A CLEAN BROOM FINISHED CONDITION AT ALL TIMES.
23. BUILDING INSPECTORS AND/OR OTHER BUILDING OFFICIALS ARE TO BE NOTIFIED PRIOR TO ANY GRADING & CONSTRUCTION EFFORT AS MANDATED BY THE GOVERNING AGENCY.
24. ALL SYMBOLS & ABBREVIATIONS ARE CONSIDERED CONSTRUCTION INDUSTRY STANDARDS. IF A CONTRACTOR HAS A QUESTION REGARDING THEIR EXACT MEANING THE ARCHITECT OR THE ARCHITECT/ENGINEER RESPONSIBLE OF THE PROJECT SHALL BE NOTIFIED FOR CLARIFICATIONS.

CONCRETE

REINFORCEMENT

1. REINFORCING STEEL SHALL CONFORM TO ASTM A 615, GRADE 60, DEFORMED UNLESS OTHERWISE NOTED. WELDED WIRE FABRIC SHALL CONFORM TO ASTM A 185 WELDED STEEL WIRE FABRIC UNLESS NOTED OTHERWISE. SPLICES CLASS "B" & ALL HOOKS SHALL BE STANDARD U.N.O.
2. LOW HYDROGEN WELDING RODS SHALL BE USED FOR ALL WELDING OF REINFORCING BARS.
3. BARS NOTED "CONT.", TYPICAL WALL REINFORCING, & VERTICAL COLUMN REINFORCING SHALL HAVE A MINIMUM SPLICE EQUAL 40 BAR DIAMETERS LAP, OR 24" WHICHEVER IS GREATER.
4. REINFORCING SHALL BE SPLICED ONLY AS SHOWN OR NOTED. SPLICE AT OTHER LOCATIONS SHALL BE APPROVED BY THE ARCHITECT/ENGINEER.
5. SPLICES IN ADJACENT HORIZONTAL WALL REINFORCING BARS SHALL BE STAGGERED 4'-0" MINIMUM UNLESS OTHERWISE NOTED.
6. ALL REINFORCING, ANCHOR BOLTS & OTHER INSERTS SHALL BE SECURED IN PLACE PRIOR TO PLACING CONCRETE OR GROUTING MASONRY.
7. #5 OR LARGER REINFORCING BARS SHALL NOT BE RE-BENT WITHOUT APPROVAL OF THE ARCHITECT/ENGINEER.
8. PROVIDE THE FOLLOWING MINIMUM PROTECTIVE COVERING OF CONCRETE:

BELOW GRADE (UNFORMED)	3"	CLEAR
BELOW GRADE (FORMED)	2"	CLEAR
WALLS	1"	CLEAR
COLUMNS	1 1/2"	CLEAR
BEAMS & GIRDERS	1 1/2"	CLEAR
STRUCTURAL SLAB (ABOVE GRADE)	3/4"	CLEAR

CONCRETE (GENERAL)

1. STRUCTURAL FILL & BACKFILL SHOULD CONSIST OF A NON-EXPANSIVE GRANULAR MATERIAL APPROVED BY THE GEOTECHNICAL ENGINEER & PLACED IN UNIFORM 6" LIFTS.
2. STRUCTURAL FILL PLACED FOR SUPPORT OF FOUNDATION SHALL BE COMPACTED TO AT LEAST 95% OF MAXIMUM DENSITY FROM ASTM D698 (STANDARD PROCTOR).
3. STRUCTURAL FILL UNDERNEATH FOUNDATIONS & SLABS SHALL BE COMPACTED WITH A SMOOTH VIBRATORY COMPACTION DEVICE PRIOR TO CONCRETE PLACEMENT.
4. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH CURRENT ACI 318.
5. ALL CONCRETE SHALL HAVE A MINIMUM 28-DAY COMPRESSIVE STRENGTH OF 2500 PSI. UNLESS OTHERWISE SPECIFIED. WATER CEMENTITIOUS MATERIAL/RATIO & AIR CONTENT SHALL COMPLY WITH ACI 318 SECTION 19.3.
6. CEMENT FOR CONCRETE OR MASONRY MORTAR SHALL BE TYPE V "PORTLAND CEMENT" & CONFORM TO ASTM C-150 STANDARDS. UNLESS OTHERWISE SPECIFIED IN GEOTECHNICAL REPORT OR IN THE DRAWINGS.
7. AGGREGATE FOR CONCRETE SHALL CONFORM TO ASTM C-33 STANDARDS.
8. CONCRETE SHALL BE DEPOSITED IN ACCORDANCE WITH 318 SECTION 26.5.2 RECOMMENDED PRACTICE FOR CONSOLIDATION OF CONCRETE.
9. COLD WEATHER & HOT WEATHER CONCRETE PLACEMENT SHALL BE IN ACCORDANCE WITH ACI 318 SECTION 19.3 & SECTIONS 26.5.4 & 26.5.5.
10. AFTER PLACEMENT, THE CONCRETE SHALL BE COVERED WITH A PLASTIC VAPOR BARRIER FOR A 4 TO 7 DAY INITIAL CURING PERIOD.
11. A MINIMUM OF THREE CONCRETE TEST CYLINDERS SHALL BE TAKEN. ONE SHALL BE TESTED AT 7 DAYS, ONE AT 28 DAYS, & ONE HOLD CYLINDER. UNLESS OTHERWISE SPECIFIED BY GOVERNING AGENCY.
12. FLOOR SLABS SHALL CONFORM TO ASTM C-38 STANDARDS & SHALL BE 3 1/2 INCHES MINIMUM THICK - SEE FOUNDATION PLANS FOR REINFORCEMENT, BASE, UNDERLAYMENT, VAPOR BARRIER OR OTHER SPECIFIC REQUIREMENTS.
13. FLOOR SLABS SHALL BE LEVEL OR TRUE SLOPES AS SHOWN ON DRAWINGS. TOLERANCE: 1/8 INCH IN 10 FEET.
14. TOP OF CONCRETE SLAB TO BE 6" MINIMUM ABOVE FINISH GRADE. UNLESS OTHERWISE SPECIFIED IN THE DRAWINGS
15. ALL EXPOSED EDGES OF CONCRETE SHALL HAVE A 3/4" CHAMFER.
16. ALL EXTERIOR CONCRETE WALLS, PORCHES & PLATFORMS ON SITE TO HAVE A ROCK SALT FINISH. (U.O.N.)
17. CONTRACTOR SHALL BE RESPONSIBLE FOR ACCURATE PLACEMENT OF ALL ROUGH HARDWARE & ALL ITEMS OF OTHER TRADES REQUIRED TO BE EMBEDDED IN CONCRETE WORK.

METALS

STRUCTURAL FRAMING SYSTEM & EQUIPMENT

1. CABLE LADDERS AT INTERIOR SPACES WHERE INDICATED SHALL BE 1-1/2" SOLID BAR STRINGERS TYPE
2. ALL UNISTRUT SHALL BE P1000 (1-5/8").
3. MICROFLECT SHALL BE B 1 1 1 8 (U.N.O.) TO MATCH CABLE TRAY.
4. CABLE RUNS ON ROOF TOP & OUTDOOR APPLICATIONS, SHALL BE HOT DIPPED GALVANIZED AFTER FABRICATION.
5. ALL ANTENNA SPECS. PER RF DATA SHEET.

STRUCTURAL METAL

1. ALL STRUCTURAL STEEL SHALL COMPLY WITH MOST RECENT ASTM A-36 STANDARDS.
2. ALL CONNECTIONS & FABRICATIONS SHALL COMPLY WITH MOST RECENT A.I.S.C. SPECIFICATIONS.
3. ALL WELDING SHALL BE PERFORMED BY OPERATORS WHO HAVE BEEN RECENTLY QUALIFIED AS PRESCRIBED IN MOST RECENT "QUALIFICATION PROCEDURE" OF THE AMERICAN WELDING SOCIETY.
4. USE ALL MEANS NECESSARY TO PROTECT STRUCTURAL STEEL BEFORE, DURING & AFTER INSTALLATION & TO PROTECT THE INSTALLED WORK & MATERIALS OF ALL OTHER TRADES.
5. IN THE EVENT OF DAMAGE IMMEDIATELY MAKE ALL REPAIRS & REPLACEMENTS NECESSARY TO THE APPROVAL OF & AT NO ADDITIONAL COST TO THE OWNER.
6. HIGH-STRENGTH BOLTS SHALL COMPLY WITH ASTM A-325 N. BEARING TYPE CONNECTION WITH THREADS INCLUDED IN SHEAR PLANE. OTHER MACHINE BOLTS & ANCHOR BOLTS SHALL MEET THE REQUIREMENTS OF ASTM A-307
7. WELDS SHALL BE MADE WITH ASTM-233, E-70 SERIES ELECTRODES FOR STEEL TO STEEL CONNECTIONS. WELDING OF REINFORCING BARS SHALL BE DONE WITH ELECTRODES AS APPROVED BY A CERTIFIED TESTING LABORATORY.
8. ALL FRAMING CONNECTORS SUCH AS CONCRETE ANCHORS, HOLD-DOWNS, POST BASES, FRAMING CAP, HANGER & OTHER MISCELLANEOUS STRUCTURAL METALS SHALL BE AS MANUFACTURED BY SIMPSON STRONG TIE CO. OR APPROVED EQUIVALENT.
9. ALL EXTERIOR STRUCTURAL STEEL PERMANENTLY EXPOSED TO THE WEATHER SHALL BE HOT-DIP GALVANIZING AFTER FABRICATION.
10. ALL WELDING DONE AFTER GALVANIZING SHALL BE PROTECTED WITH TWO (2) COATS OF "GALVANIZED" OR "GALVALOY"

ELECTRICAL

1. REFER TO DRAWINGS FOR SITE SPECIFIC INFORMATION
2. ALL ELECTRIC WORK TO COMPLY WITH THE LATEST EDITION OF THE CALIFORNIA ELECTRICAL CODE. (REFER TO THE COVER SHEET)
3. ALL INTERIOR SEISMIC UNISTRUT SHALL BE GROUNDED WITH #6 STRANDED COPPER WITH GREEN JACKET. ALL CONNECTIONS TO BE DOUBLE LUG.
4. BEFORE STARTING TRENCHING, THE CONTRACTOR SHALL VERIFY LOCATION & DEPTH OF ALL EXISTING LINES AFFECTED BY THE CONTRACT & IMMEDIATELY NOTIFY THE PROJECT MANAGER IF ANY REROUTING OF EXISTING LINES IS NECESSARY.

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR



SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
GENERAL NOTES & SPECIFICATIONS

T-3

NOTES:

OWNER(S): WITHIN PUBLIC RIGHT-OF-WAY

THIS DRAWING DOES NOT REPRESENT A BOUNDARY SURVEY OF ANY PARCEL OF LAND, NOR DOES IT IMPLY OR INFER THAT A BOUNDARY SURVEY WAS PERFORMED. THIS IS A SPECIALIZED TOPOGRAPHIC MAP WITH PROPERTY AND EASEMENTS BEING A GRAPHIC DEPICTION BASED ON INFORMATION GATHERED FROM VARIOUS SOURCES OF RECORD AND AVAILABLE MONUMENTATION. PROPERTY LINES AND LINES OF TITLE WERE NEITHER INVESTIGATED NOR SURVEYED AND SHALL BE CONSIDERED APPROXIMATE ONLY. NO PROPERTY MONUMENTS WERE SET.

THE UNDERGROUND UTILITIES (IF ANY) THAT APPEAR ON THIS MAP HAVE BEEN LOCATED BY FIELD OBSERVATION. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES STATE THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE.

THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD RATE MAP FOR COMMUNITY NO. 060203, PANEL NO. 0327G, DATED APRIL 2, 2009 SHOWS THAT THE LOCATION OF THIS SITE FALLS WITHIN ZONE 'X', AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN.

THE LATITUDE AND LONGITUDE AT THE LOCATION AS SHOWN WAS DETERMINED BY GPS OBSERVATIONS.

LAT. XX' XX' XXXX" N. NAD 83
LONG. XXX' XX' XXXX" W. NAD 83
ELEV. XXXX' NAVD 88 (BASIS OF DRAWING)

The information shown above meets or exceeds the requirements set forth in FAA order 8260.19D for 1-A accuracy (± 20' horizontally and ± 3' vertically). The horizontal datum (coordinates) are expressed as degrees and decimal degrees thereof. The vertical datum (heights) are expressed in feet and decimals thereof and are determined to the nearest 0.1 foot.

LEGEND

- SITE BOUNDARY LINE
- OVERHEAD UTILITY LINES
- PROPERTY LINE (PER RECORD)
- POWER POLE
- GROUND ELEVATION
- EDGE OF PAVEMENT
- POINT OF BEGINNING
- POINT OF COMMENCEMENT
- EXCEPTION #
- CONCRETE PAD

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	09/19/18	PRELIMINARY	EJ
1	09/20/18	RED LINES	EJ

SMITHCO JOB NO.: 82-1191



AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



15505 SAND CANYON AVENUE
IRVINE, CA 92618

CC SEASIDE 002

1268 YOSEMITE ST
SEASIDE, CA 93955

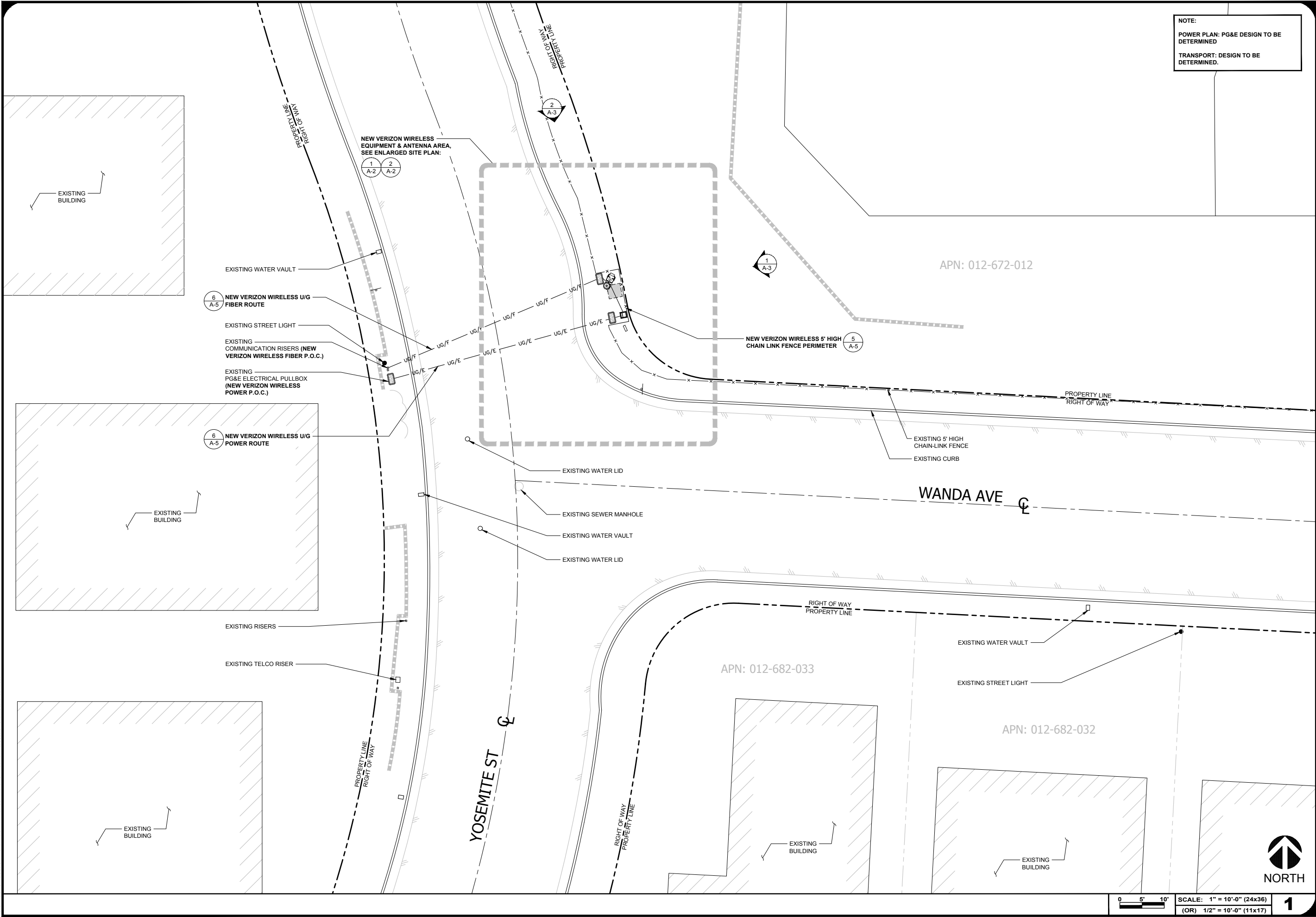
MONTEREY COUNTY

SHEET TITLE:

SITE SURVEY

FOR EXAMINATION ONLY

C-1



NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" x 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR

SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

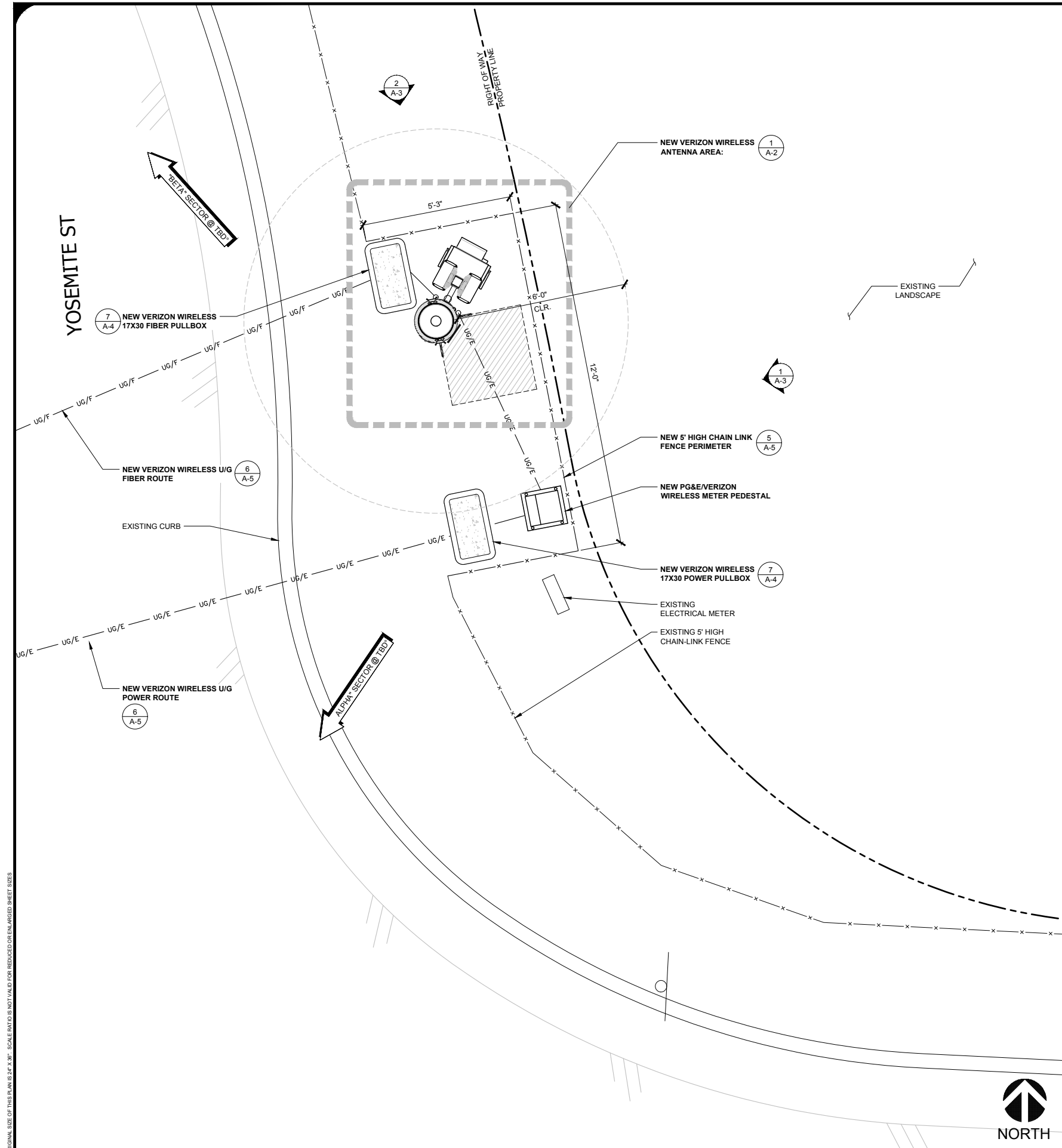
PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
SITE PLAN

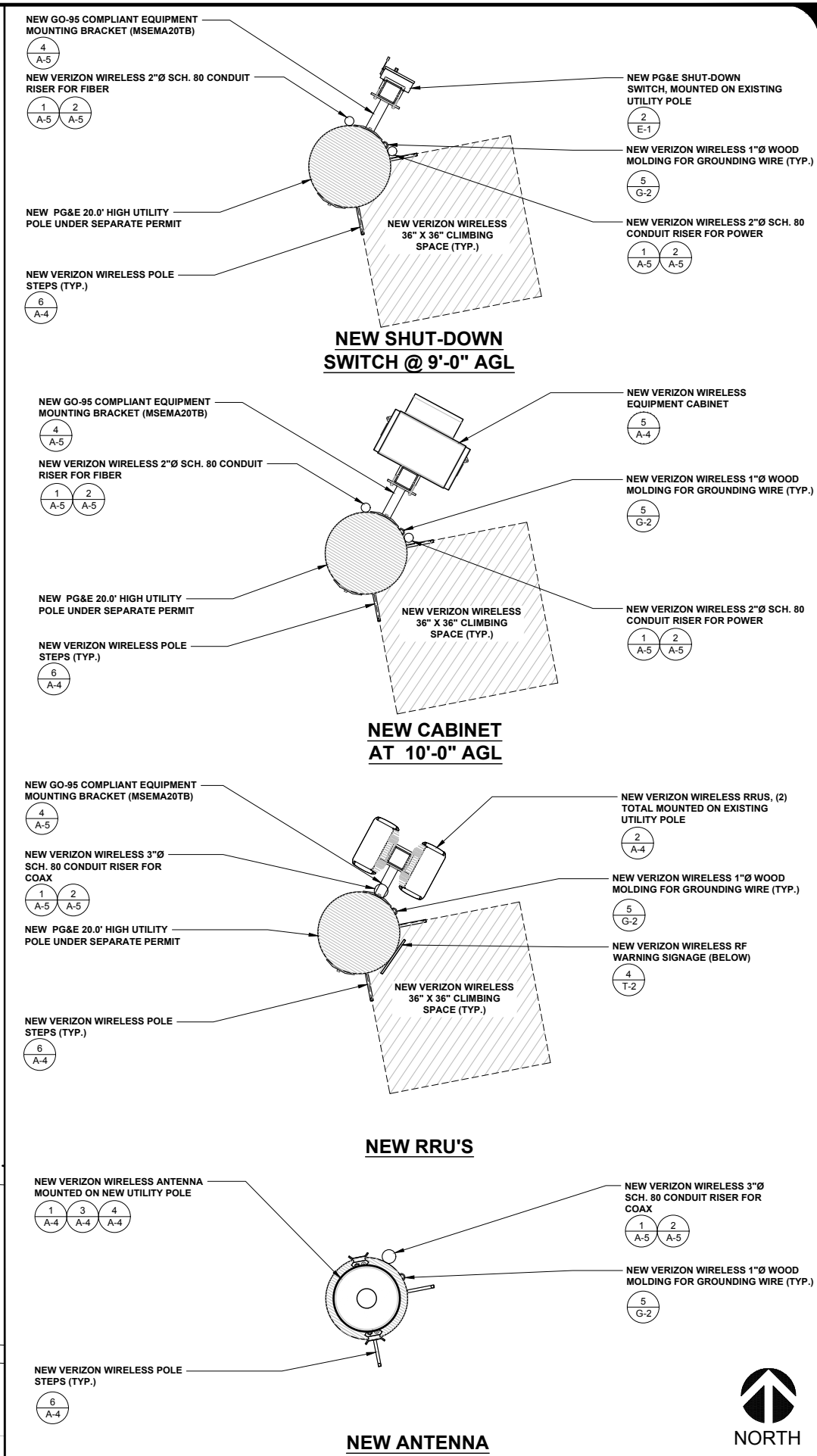
A-1



ENLARGED SITE PLAN

0 3" 6" 1" SCALE: 1" = 1'-0" (24x36) (OR) 1/2" = 1'-0" (11x17)

2



ANTENNA & EQUIPMENT LAYOUT

0 3" 6" 1" SCALE: 3/4" = 1'-0" (24x36) (OR) 3/8" = 1'-0" (11x17)

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR

SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

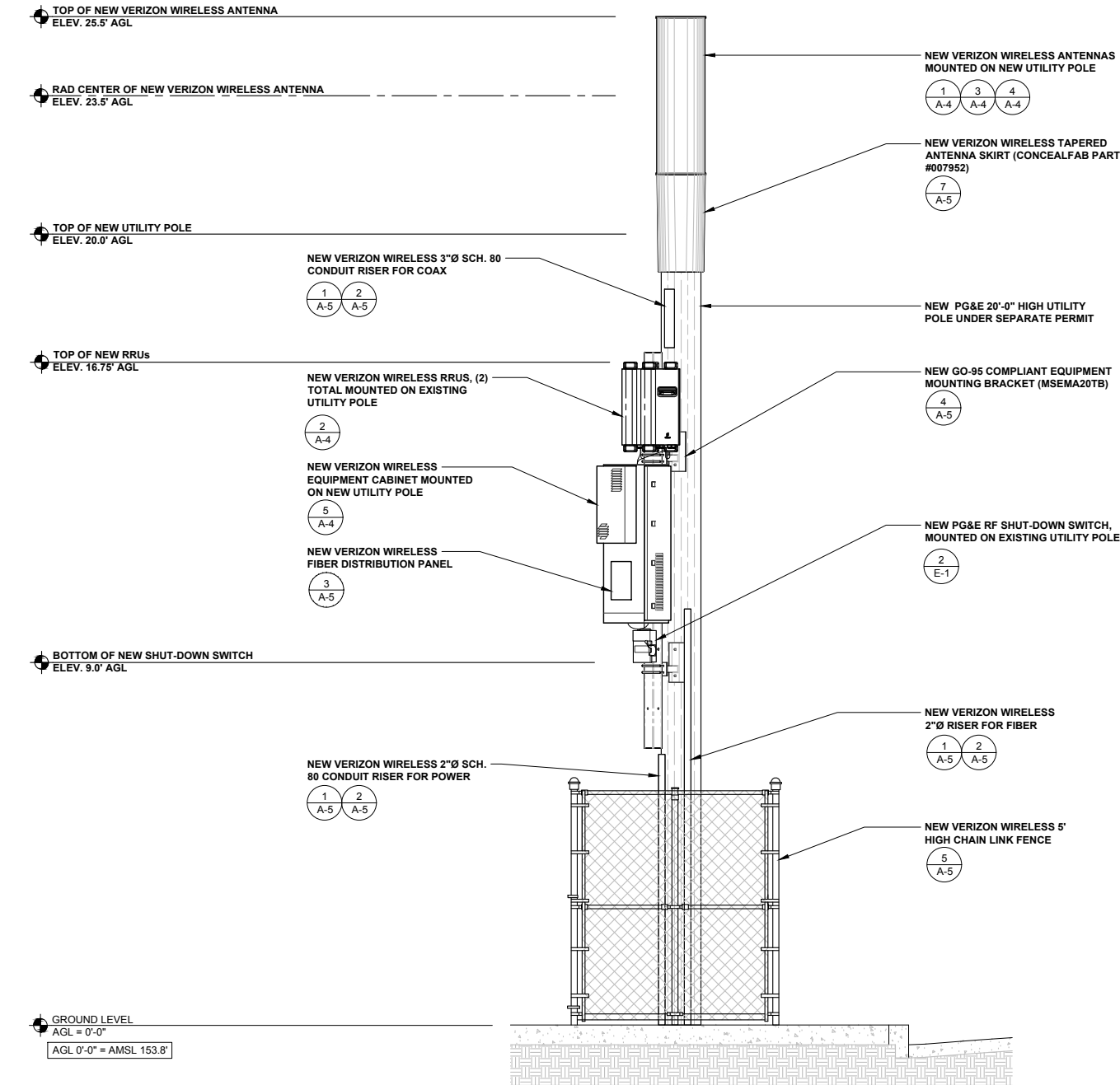
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
ENLARGED SITE PLAN,
ANTENNA &
EQUIPMENT LAYOUT

A-2

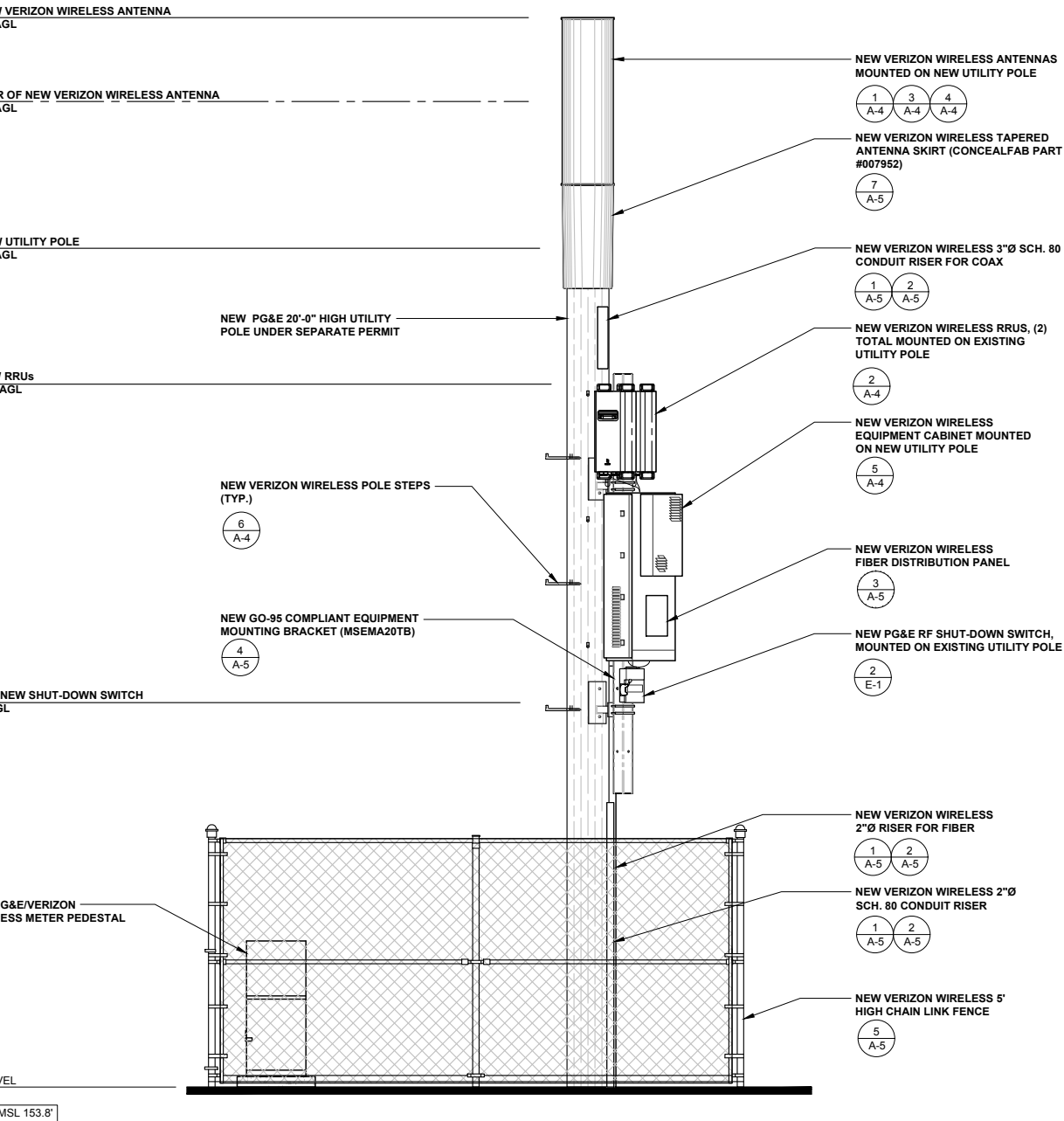
NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" x 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES



NORTHWEST ELEVATION

0 1' 2' 3' SCALE: 3/8" = 1'-0" (24x36)
(OR) 3/16" = 1'-0" (11x17)

2



NORTHEAST ELEVATION

0 1' 2' 3' SCALE: 3/8" = 1'-0" (24x36)
(OR) 3/16" = 1'-0" (11x17)

1

PG&E lines/
communication not
shown on pole.
Calls out as a new
pole, but what
does it service?

EME signage
needs called out
on pole.

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR

SAC
WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF
DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO
VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES
TO VERIZON WIRELESS IS STRICTLY PROHIBITED

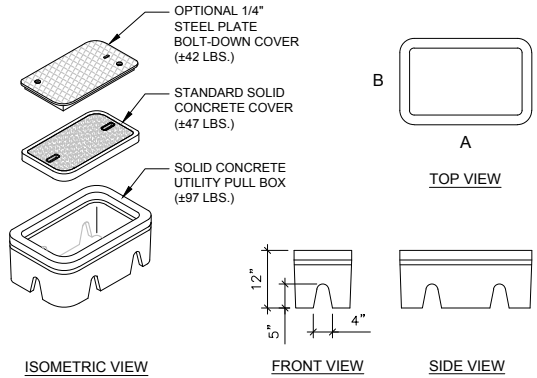
verizon
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
NORTHEAST &
NORTHWEST ELEVATIONS

A-3

HANDHOLE	
	FIBER
A	30"
B	17"

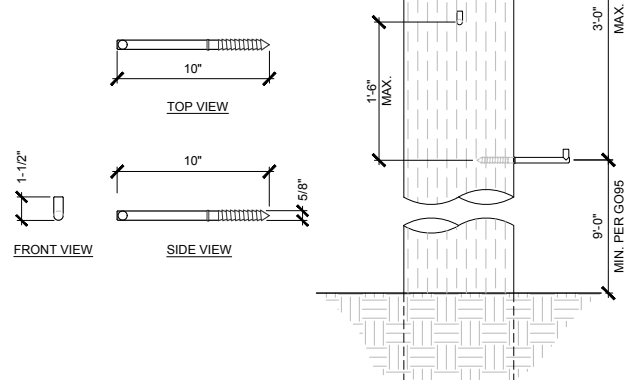


UTILITY PULLBOX DETAIL

SCALE
N.T.S.

7

MACLEAN POWER SYSTEMS	
5/8" X 10" STEP POLE	
#J1118	
MATERIAL: HOT ROLLED CARBON STEEL HOT DIP GALVANIZED PER ASTM A-153	



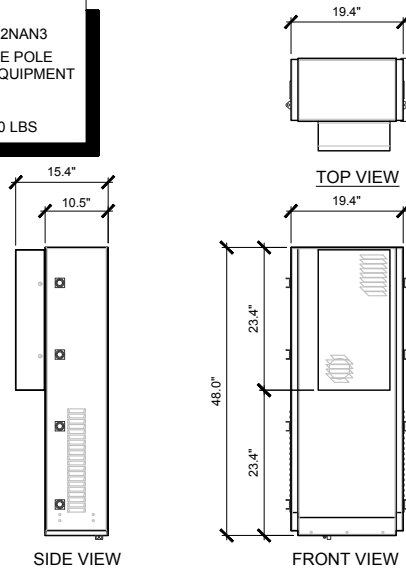
POLE STEP DETAIL

SCALE
N.T.S.

6

CHARLES
CUBE-SC1042NAN3
LOW PROFILE POLE
MOUNTED EQUIPMENT
CABINET

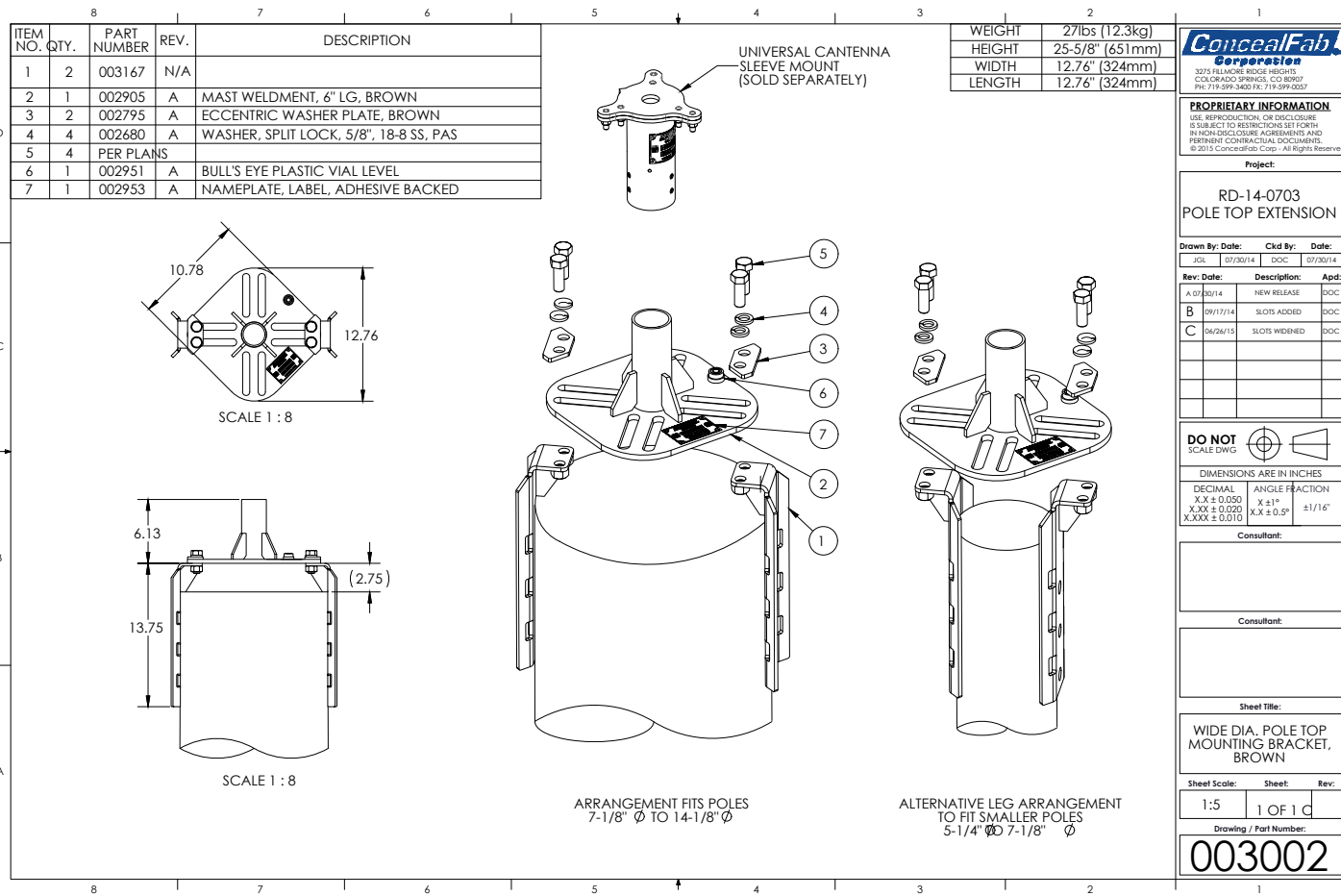
WEIGHT: 280 LBS



CABINET SPECIFICATIONS

SCALE
N.T.S.

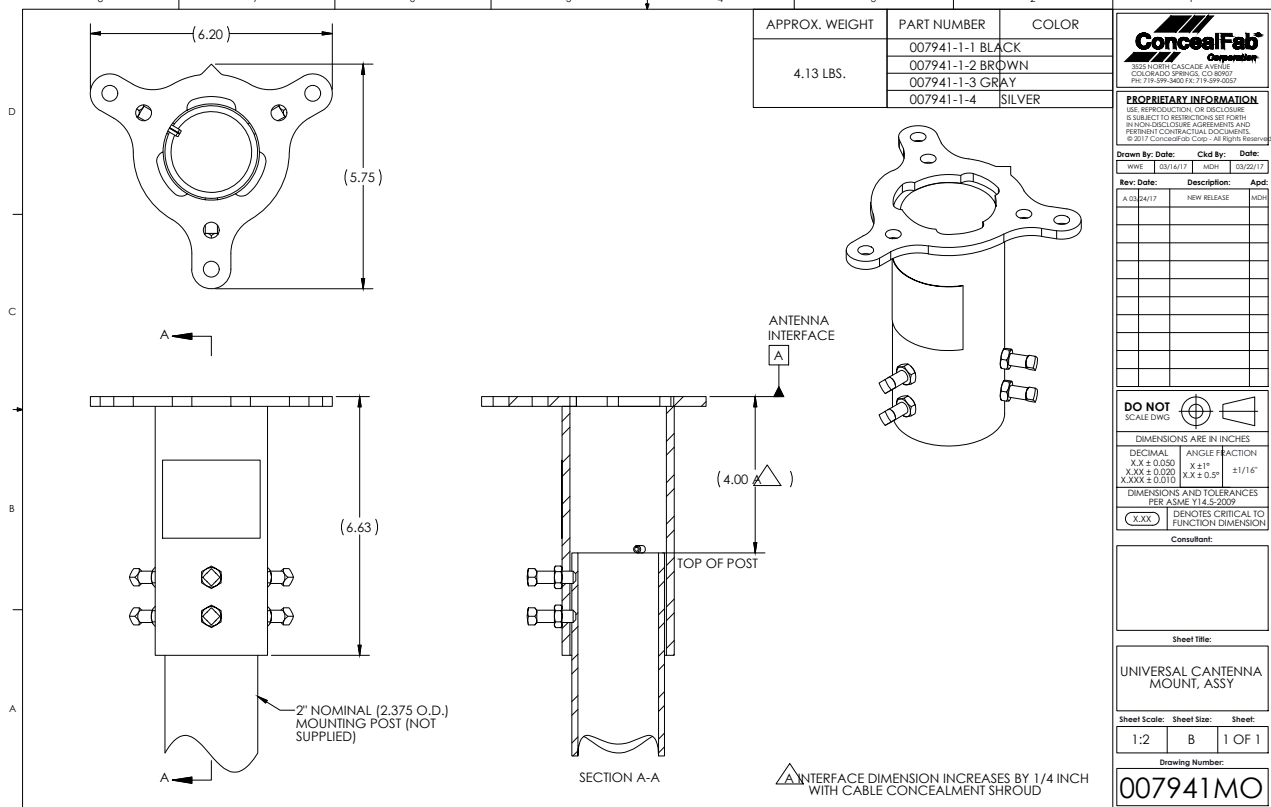
5



POLE-TOP MOUNTING BRACKET

SCALE
N.T.S.

4



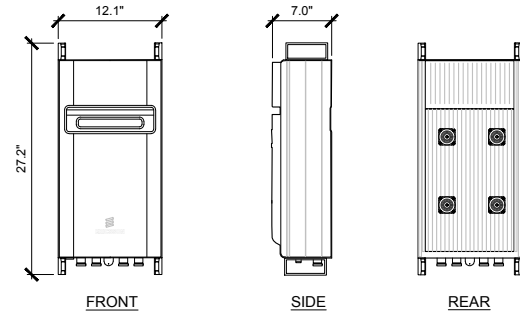
UNIVERSAL ANTENNA MOUNT ASSEMBLY

SCALE
N.T.S.

3

ERICSSON RRU32 B30

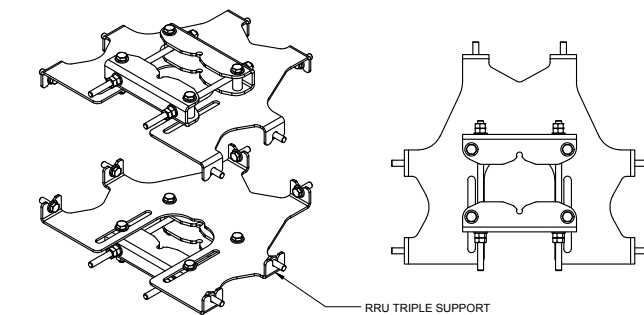
DIMENSIONS:
HEIGHT: 27.2"
WIDTH: 12.1"
DEPTH: 7.0"
WEIGHT: 60 LBS



MAFI 4019-3: TRIPLE RRU SUPPORT KIT

TRIPLE RRU SUPPORT IN STEEL FOR INSTALLATION OF THREE RRUs WITH POSSIBILITY TO ATTACHED A PSU ON THE BACK

PARTS	MATERIAL	QTY
CLAMPS	S355MC FZV	4
THREADED RODS	8.8 FZV	4
BOLTS M10	8.8 FZV	8
FLANGE BOLTS M10	A4	8
BUSHINGS	S355J2H	4
NUTS M10	8.8 FZV	28
WASHERS	FZV	20



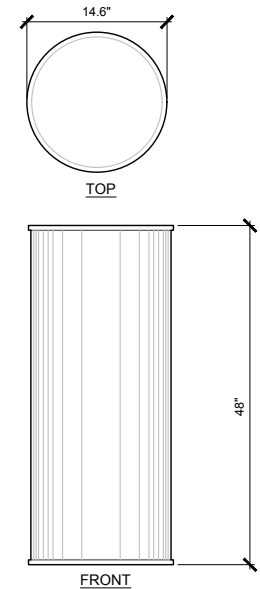
RRUS & TRIPLE MOUNT DETAIL

SCALE
N.T.S.

2

AMPHENOL
CUUT360X12Fxyz0

LENGTH: 48"
DIAMETER: 14.6"
WEIGHT: 38.1 LBS



ANTENNA DETAIL

SCALE
N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR



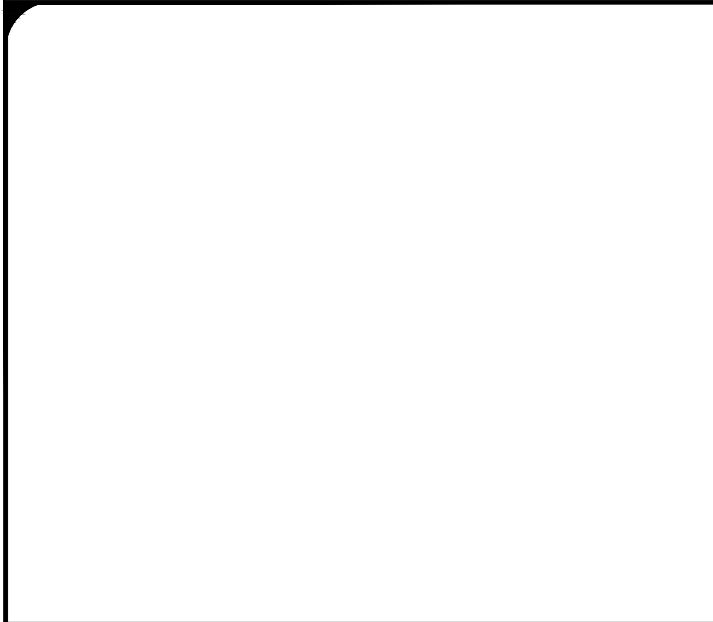
PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



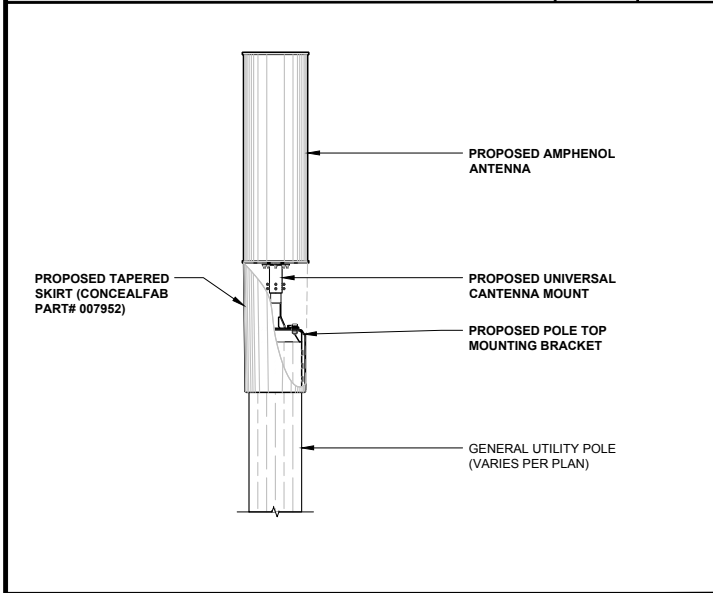
CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
DETAILS

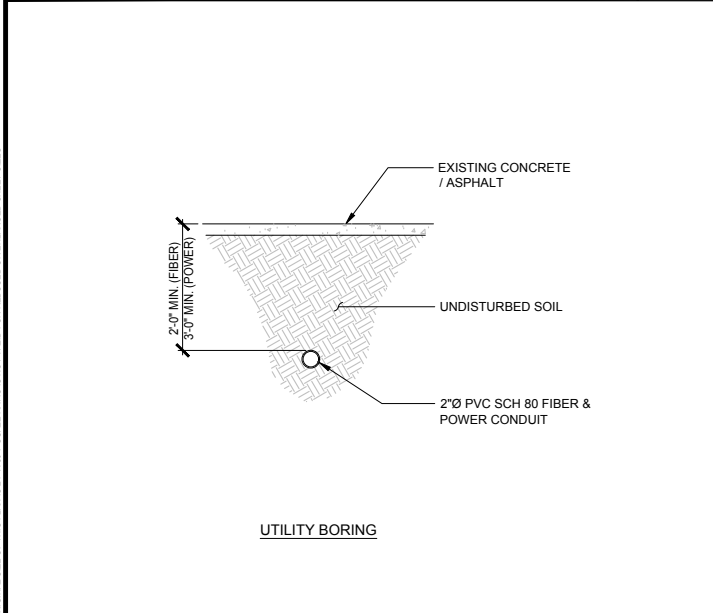
A-4



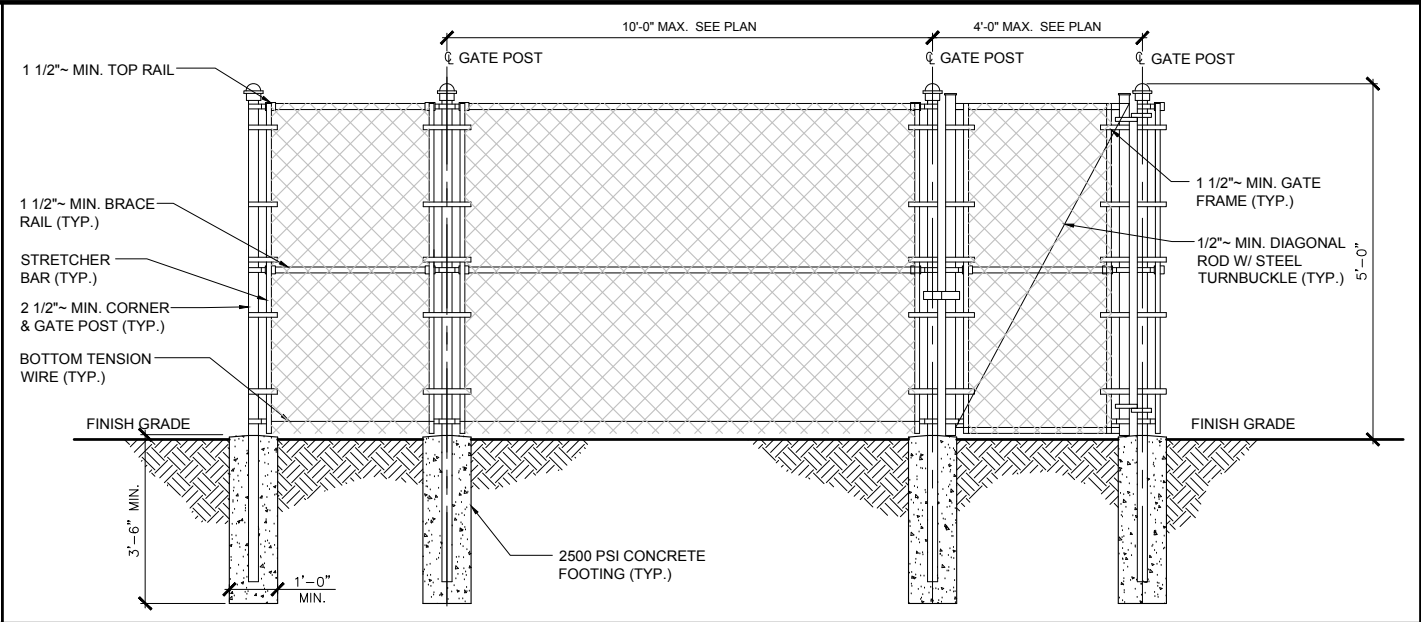
NOT USED



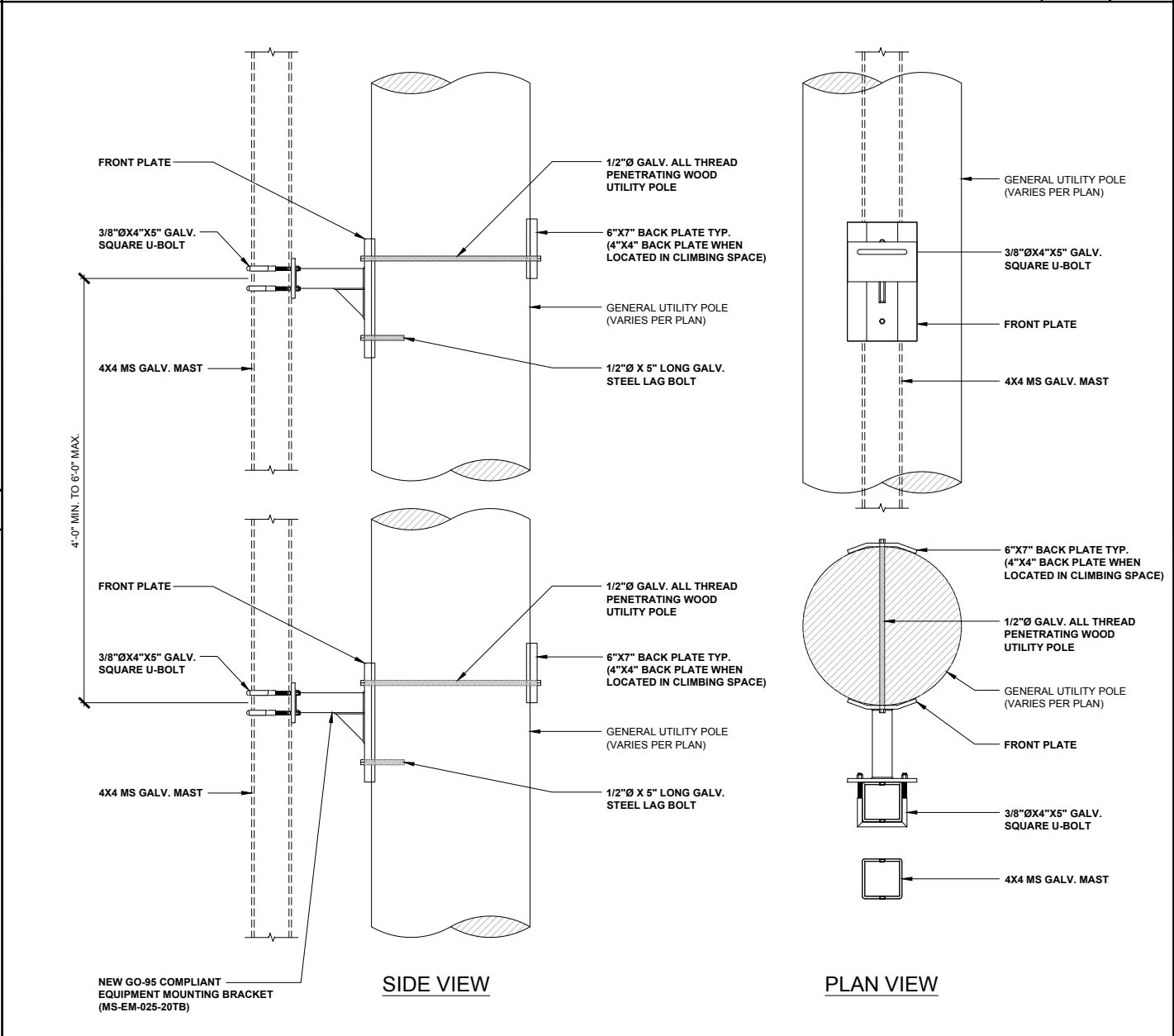
TAPERED SKIRT DETAIL



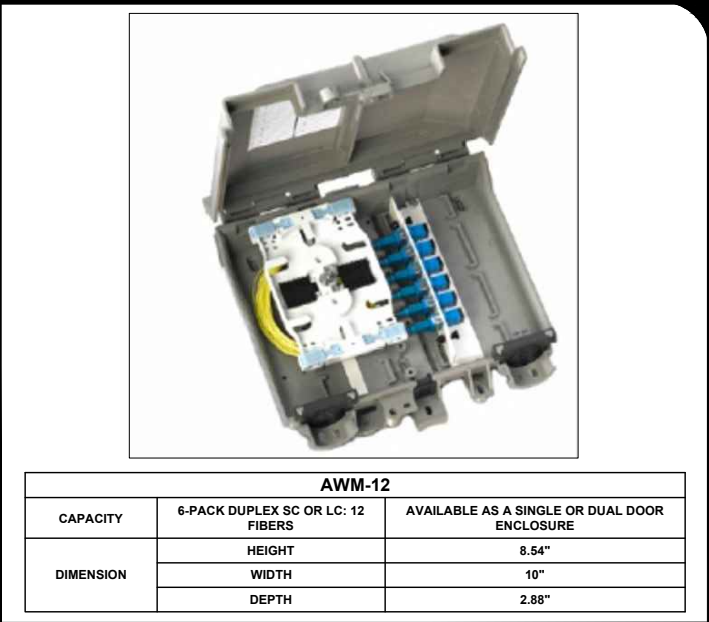
FIBER & POWER BORING DETAIL



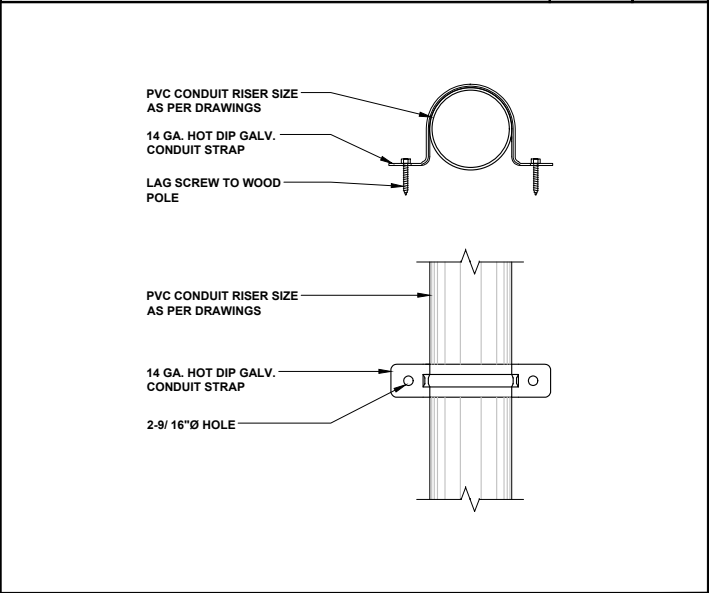
CHAIN-LINK FENCE DETAIL



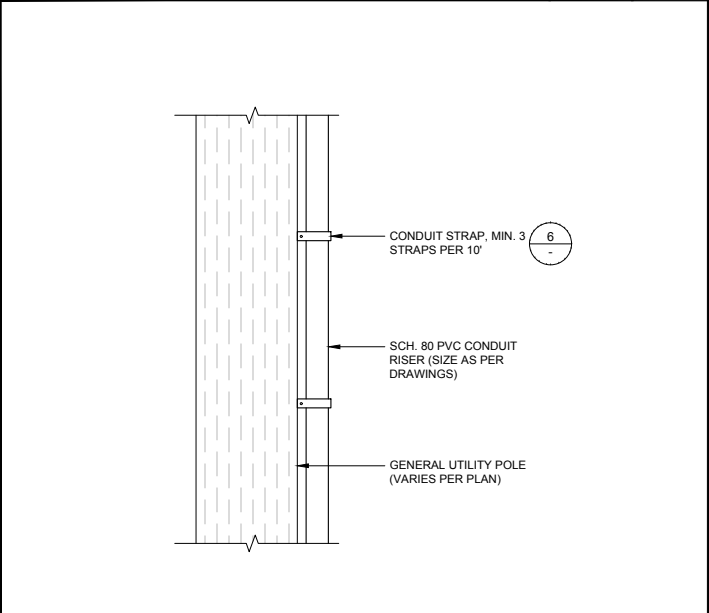
EQUIPMENT MOUNTING BRACKET DETAIL (MEXSAL MS-EM-025-20TB)



PULL BOX DETAIL



CONDUIT RISER STRAP DETAIL



CONDUIT RISER DETAIL

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR

SAC WIRELESS
SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

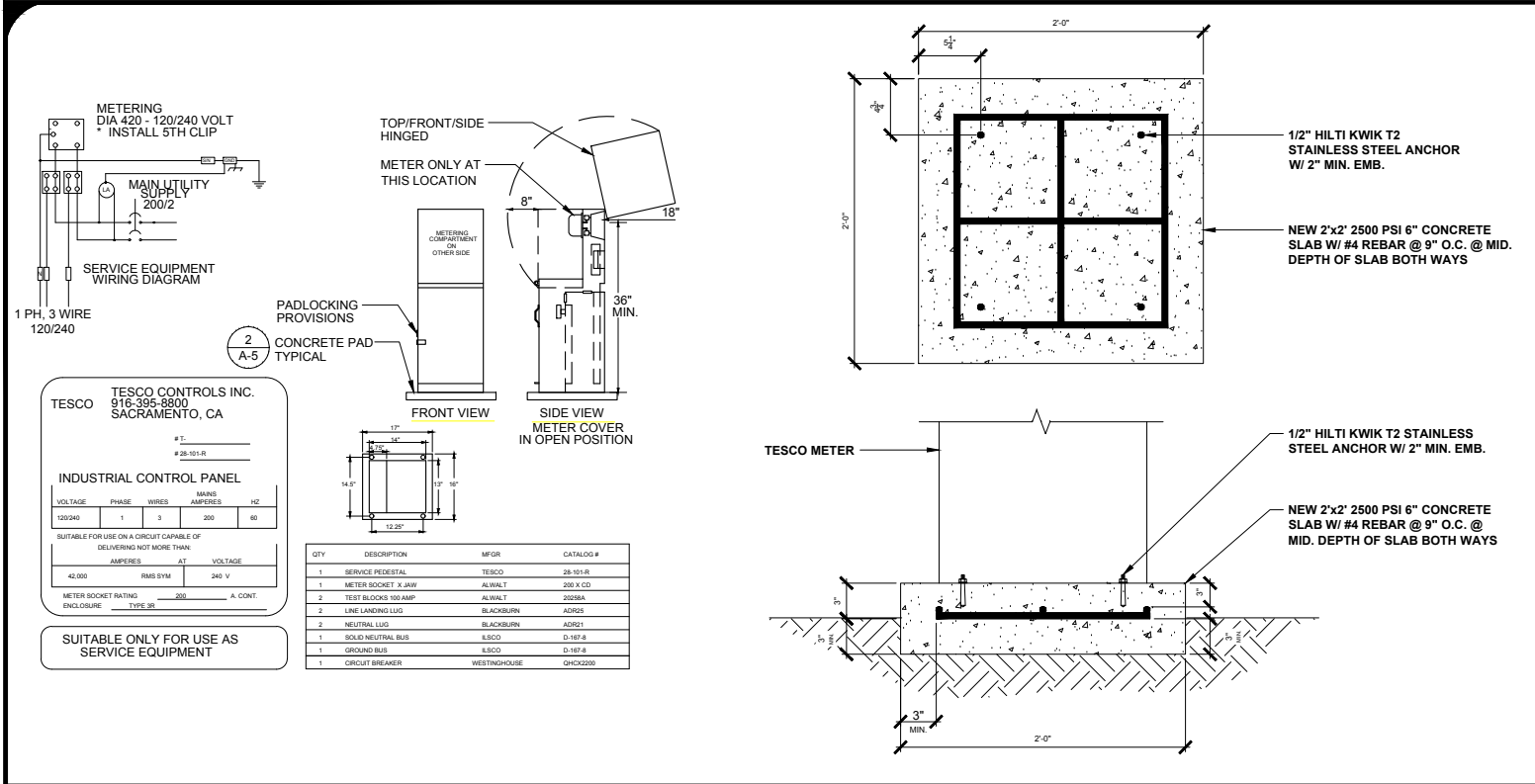
verizon
2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
DETAILS

A-5

NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES



METER PEDESTAL DETAIL

SCALE
N.T.S.

4

RF SHUT-DOWN SWITCH DETAIL (3-POLE)

SCALE
N.T.S.

2



POWER PLAN

SCALE
N.T.S.

3

POWER 1 LINE DIAGRAM

SCALE
N.T.S.

1

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR

SAC AE DESIGN GROUP, INC.

5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS

ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED

verizon

2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
POWER 1 LINE
DIAGRAM & DETAILS

E-1

NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES

NOTES:

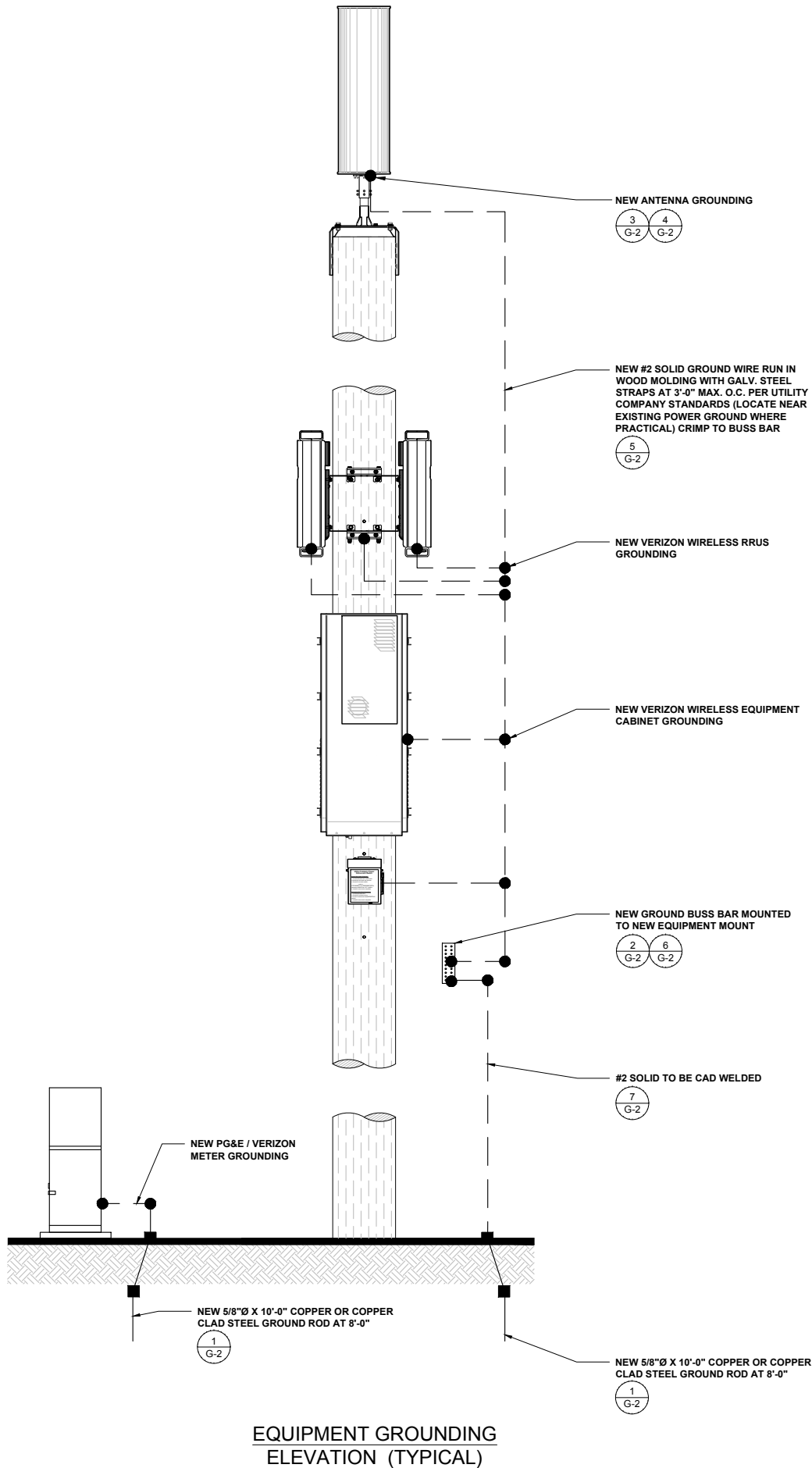
- ALL DETAILS ARE SHOWN IN GENERAL TERMS. ACTUAL GROUNDING INSTALLATION REQUIREMENTS AND CONSTRUCTION ACCORDING TO SITE CONDITIONS.
- ALL GROUNDING CONDUCTORS: #2 AWG SOLID BARE TINNED COPPER WIRE UNLESS OTHERWISE NOTED.
- GROUND BAR LOCATED IN BASE OF EQUIPMENT WILL BE PROVIDED, FURNISHED AND INSTALLED BY THE VENDOR.
- GROUND BARS:
 - EQUIPMENT GROUND BUS BAR (EGB) LOCATED AT BOTTOM OF ANTENNA POLE/MAST FOR MAKING GROUNDING JUMPER CONNECTIONS TO COAX FEEDER CABLES SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR. JUMPERS (FURNISHED BY OWNERS) SHALL BE INSTALLED AND CONNECTED BY ELECTRICAL CONTRACTOR.
 - MAIN GROUND BUS BAR (MGB) LOCATED NEAR THE BASE OF THE RADIO EQUIPMENT CABINET(S) SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.
- ALL GROUNDING INSTALLATIONS AND CONNECTIONS SHALL BE MADE BY ELECTRICAL CONTRACTOR.
- OBSERVE N.E.C. AND LOCAL UTILITY REQUIREMENTS FOR ELECTRICAL SERVICE GROUNDING.
- ALL NEW GROUNDING LEAD CONDUCTORS SHALL BE #2 SOLID TINNED BARE COPPER.
- NEW GROUND SYSTEM MUST BE TESTED AND SHALL HAVE A RESISTANCE OF 5 OHMS OR LESS.
- NOTIFY PROJECT MANAGER IF THERE ARE ANY DIFFICULTIES INSTALLING GROUNDING SYSTEM DUE TO SITE CONDITIONS.
- CHEMICAL GROUNDS SHALL BE XIT, CHEM-ROC OR APPROVED EQUAL, WHEN REQUIRED.
- ALL NEW GROUNDING INSTALLATION IS TO BE IN ACCORDANCE WITH THE VERIZON WIRELESS STANDARDS AND SUPPLEMENTS PROVIDED BY THE PROJECT MANAGER.

GROUNDING NOTES

SCALE
N.T.S.

2

ANTENNA & EQUIPMENT GROUNDING PLAN



EQUIPMENT GROUNDING
ELEVATION (TYPICAL)

ISSUE STATUS

REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR



SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE - BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002

PSL # 473025

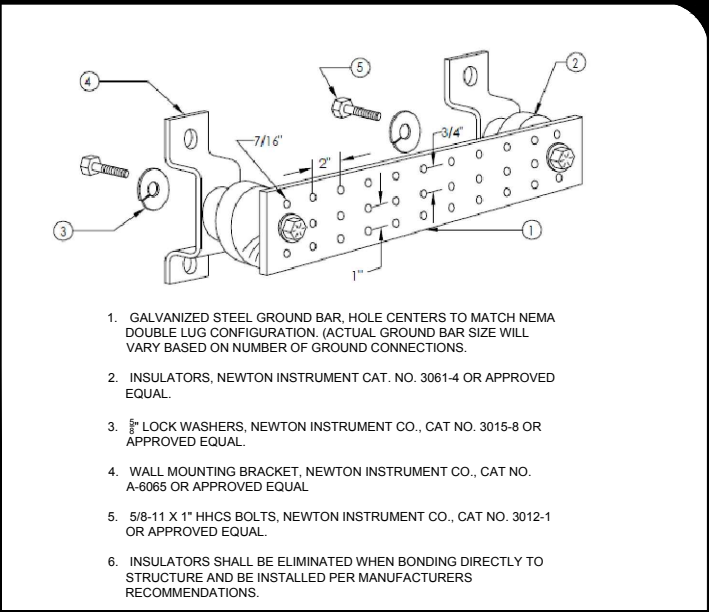
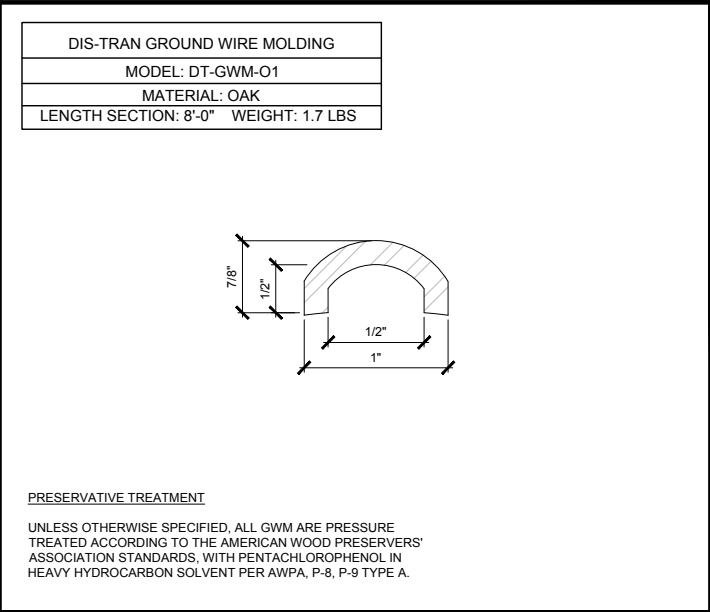
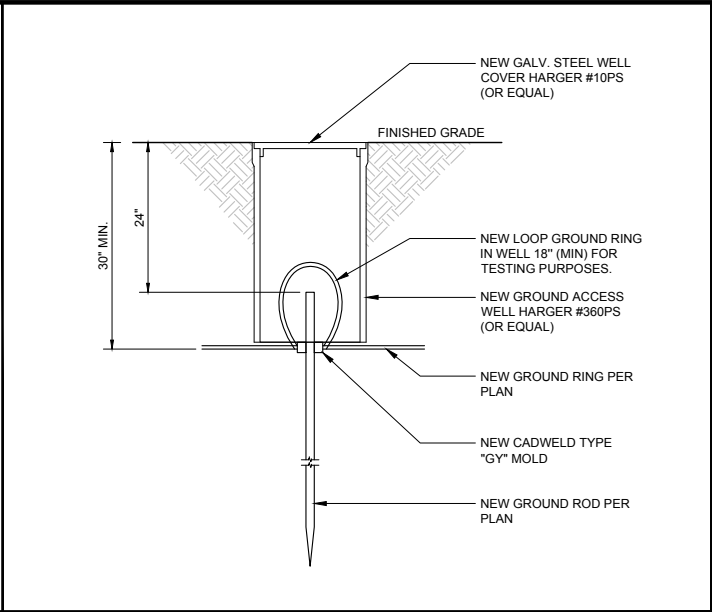
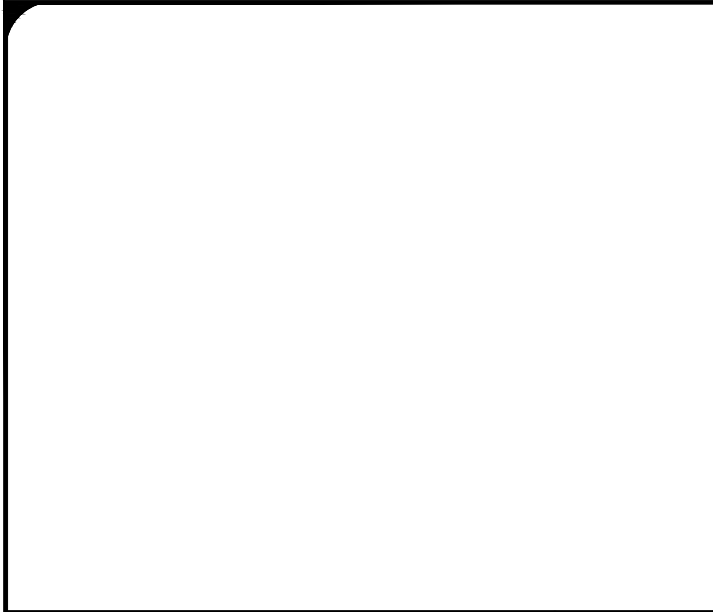
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
GROUNDING PLAN
& NOTES

G-1

SCALE
N.T.S.

1

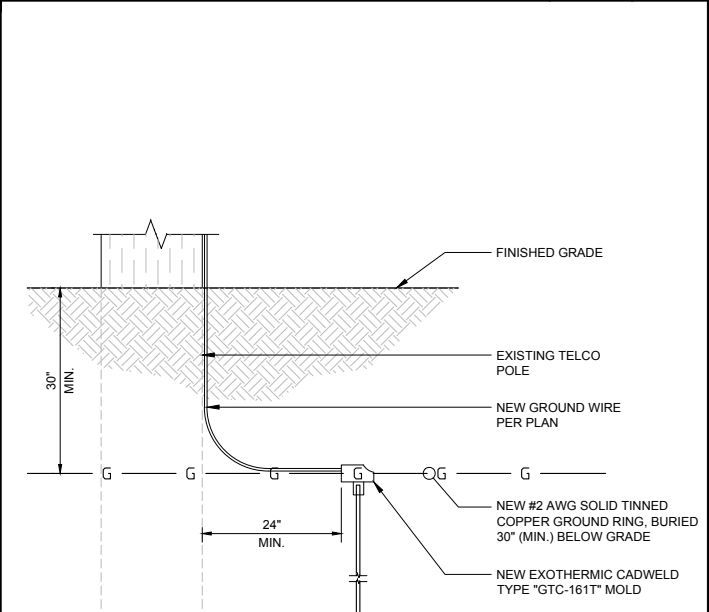
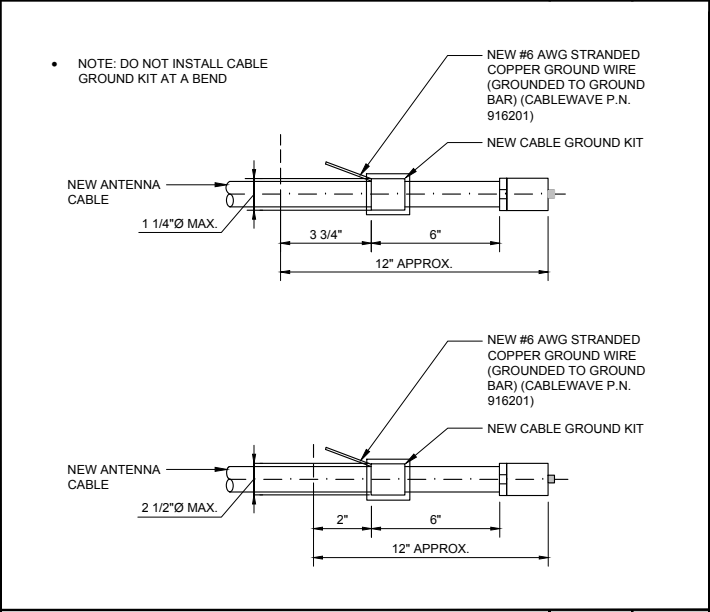
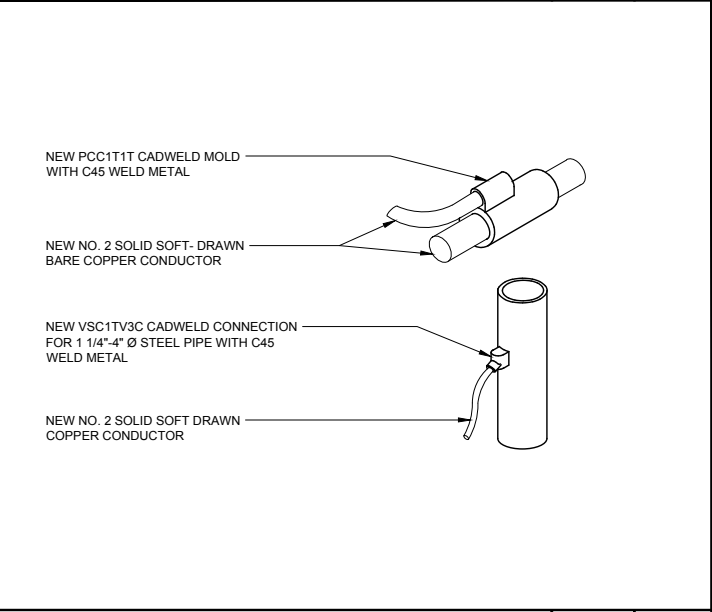
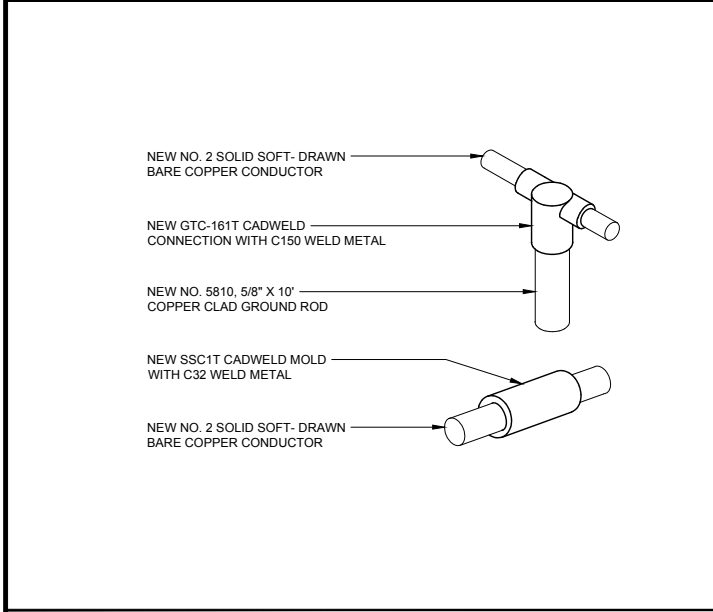


NOT USED

TEST WELL DETAIL

GROUND WIRE MOLDING DETAIL

BUS BAR DETAIL

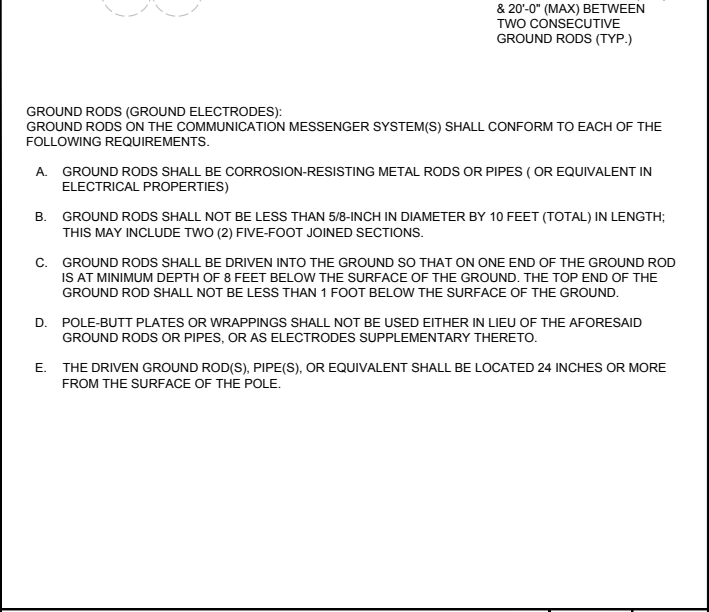
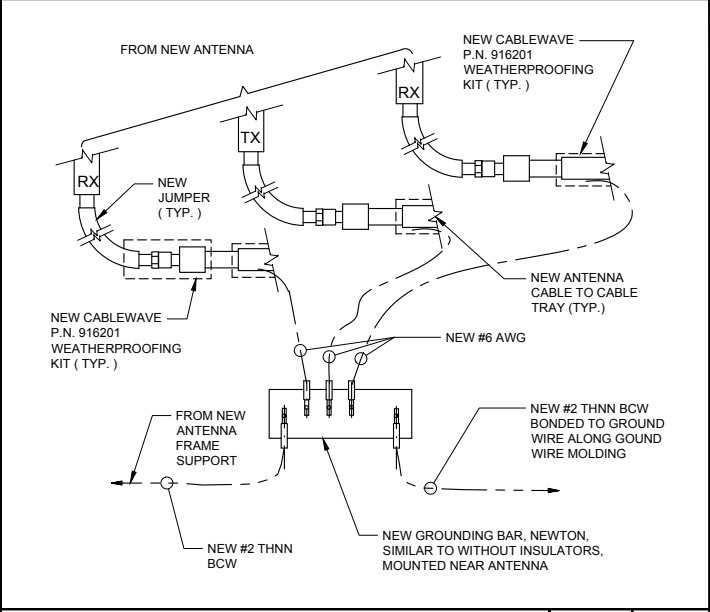
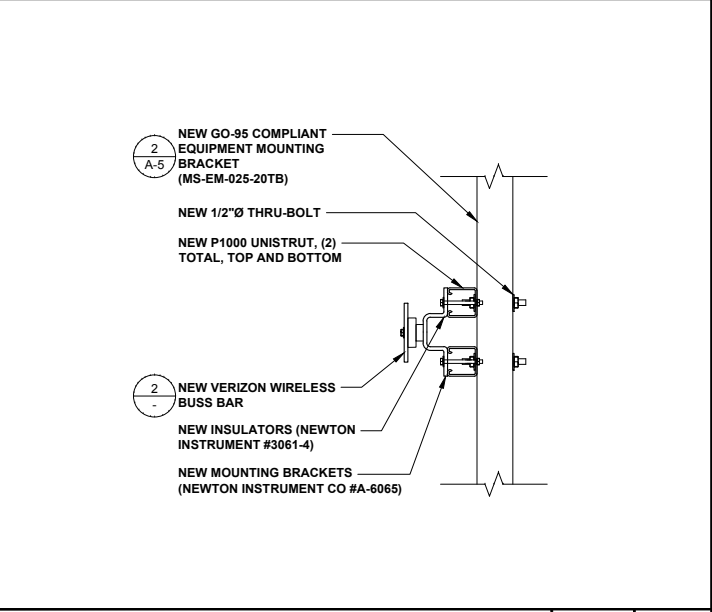
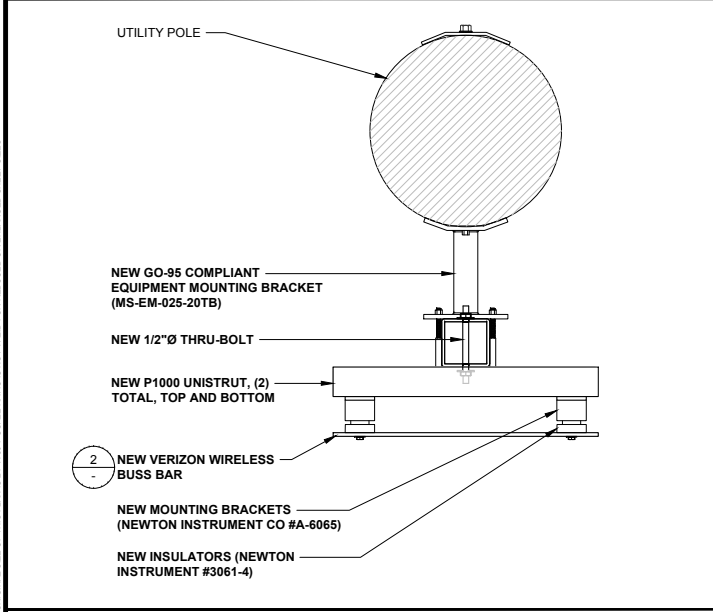


CADWELDS

ANTENNA GROUND KIT

ANTENNA GROUND KIT

ANTENNA GROUND KIT



BUS BAR MOUNTING DETAIL

ANTENNA GROUND DETAIL

ANTENNA GROUND DETAIL

GROUND ROD DETAIL

ISSUE STATUS			
REV	DATE	DESCRIPTION	BY
0	10/03/18	90% CONSTRUCTION	FR
1	12/05/18	100% CONSTRUCTION	FR



SAC AE DESIGN GROUP, INC.
5015 SHOREHAM PLACE, SUITE 150
SAN DIEGO, CA 92122
www.sacw.com
619.736.3766

PROPRIETARY INFORMATION
THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS PROPRIETARY & CONFIDENTIAL TO VERIZON WIRELESS
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO VERIZON WIRELESS IS STRICTLY PROHIBITED



2785 MITCHELL DRIVE, BLDG 9
WALNUT CREEK, CA 94598

CC SEASIDE 002
PSL # 473025
1268 YOSEMITE ST
SEASIDE, CA 93955

SHEET TITLE:
**GROUNDING
DETAILS**

G-2

NOTE: THE ORIGINAL SIZE OF THIS PLAN IS 24" X 36". SCALE RATIO IS NOT VALID FOR REDUCED OR ENLARGED SHEET SIZES

Clarification of Staff report July 24, 2019

Faith Lutheran Church requests clarification of some statements in the Background section of the Staff report (Packet pages 4 and 5) for the Planning Commission meeting on July 24, 2019:

Page 4, Paragraph 2, sentence 1: ..."replacement of a proposal to construct a single 39-foot 10-inch cellular tower (Use Permit #UP-15-04). The alternative design/location was requested by the City Council on June 16, 2016."

Page 5, Lines 7-8: "If the Master Use Permit proposal is approved by the Planning Commission, Use Permit Application UP-15-04 would be withdrawn."

It is the understanding of Faith Lutheran Church that UP-15-04 had been superseded by Use Permit Application UP-16-07 prior to the City Council meeting on June 16, 2016 to address all of the factors that had led to the Planning Commission denial of UP-15-04. Specifically, the height of the cell tower had been reduced to 31 feet (not the 39-foot 10-inch stated in the first quote above), and the on-site generator had been removed from the proposal (no 62 Db noise or the weekly tests that Chairperson Owens had mentioned as an objection to the Faith Lutheran Church project). Thus, any discussion of the four small cell project as an alternative to the Faith Lutheran Church single cell tower should have been made relative to the modified version as presented to the City Council on June 16, 2016. As in the quotes above, this Staff report referred only to the superseded UP-15-04, and thus did not provide the correct information on the Planning Commission. If a City Attorney had been present, City Staff could have asked permission to correct the erroneous statements of Chairperson Owens, which in our opinion swayed the vote.

We believe that the City Attorney would have stated that the proper motion would have been that the Planning Commission has reviewed the proposal for the four small towers and that the City Staff is requested to bring to the next Planning Commission meeting a motion to approve the Use Permit subject to conditions raised at the July 24, 2019 meeting. For example, the multiple verbal and written comments about "safety" should be addressed by on-site radiation testing of each antenna to ensure each site meets federal and state regulations prior to operational usage.

In summary, comparisons between the four small cell project and the Faith Lutheran Church single cell project were not appropriate as a basis for the Planning Commission vote because City Staff had not provided information on the Faith Lutheran Church project as modified after the denial of UP-15-04. If the Planning Commission corrects for these errors and approves the Use Permit for the four small cell project, then it will automatically be referred to the City Council as an alternative to the Faith Lutheran Church single cell project. At that time, the City Staff will certainly be requested to provide the City Council a detailed comparison of the two alternatives since that decision according to the vote on June 16, 2016 is in the purview of the City Council and not in the purview of the Planning Commission.

Attachment 1

**PLANNING COMMISSION
RESOLUTION NO. 19-XX**

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SEASIDE, STATE OF CALIFORNIA, DENYING FENCE EXCEPTION APPLICATION NO. FE-19-02 TO ALLOW FOR AN AS-BUILT FENCE EXTENSION ON TOP OF AN EXISTING WOOD FENCE WHICH EXCEEDS THE MAXIMUM HEIGHT REQUIREMENTS OF ZONING CODE SECTION 17.30.020.B.1 FOR A FENCE LOCATED WITHIN THE REQUIRED SIDE YARD SETBACK LOCATED AT 4835 PENINSULA POINT DRIVE (APN 031-232-013).

WHEREAS, Daryl Choates, property owner and applicant, has applied for approval of a Fence Exception permit to allow for two-foot extension above an existing six-foot fence located within the side yard setback of a parcel located within the Seaside Highlands Planned Unit Development; and

WHEREAS, the proposed project requires approval by the Planning Commission, and based on the fact that the fence extension has already been constructed; and

WHEREAS, it is the responsibility of the Planning Commission to consider and weigh the merits of the application and public input in relation to the policies, standards and intent of the Seaside General Plan and Seaside Municipal Code in relation to the proposed Fence Exception; and

WHEREAS, the Planning Commission considered written information concerning the proposed exception at a duly noticed public hearing held on May 9, 2018; and

WHEREAS, the project is exempt from environmental review subject to Class 3, Section 15303(e): New Construction of Small Structures:

Evidence: Approval of the proposed fence exception would result in the retention of an existing two-foot tall extension of fence material above an existing six-foot tall wooden fence.

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission adopts the following findings for the denial of Fence Exemption Application No. FE-19-02:

1. Physical hardships do not exist based upon unique or unusual topographic conditions or structure location.

Evidence: The lot does not contain sufficient cross slope or other unique or unusual topographic conditions to be considered as a physical hardship which would deprive the property owner of the reasonable use of their property the same as other property owners similarly situated within the Seaside Highlands Planned Unit Development.

2. The requested fence exception would be detrimental to the General Welfare of the surrounding community within the Seaside Highlands Planned Unit Development.

Evidence: Primary issues relates to neighborhood compatibility. Per the governing documents for the PUD, the fencing within side and rear yards is six-feet high throughout the development and is consistent in appearance. The letter provided by Property Management Company on behalf of the Seaside Highlands Property Association also states there have been other owners within the Community who also installed unapproved fence modifications and came into compliance once the Association brought to their attention. As a PUD, the Architectural Review Committee for the Seaside Highlands Property Association has the right to determine what alterations are appropriate for the neighborhood.

NOW BE IT FURTHER RESOLVED, the Planning Commission hereby denies Fence Exception Application No. FE-19-02.

AYES:

NOES:

ABSENT:

ABSTAIN:

John Owens, Chairperson

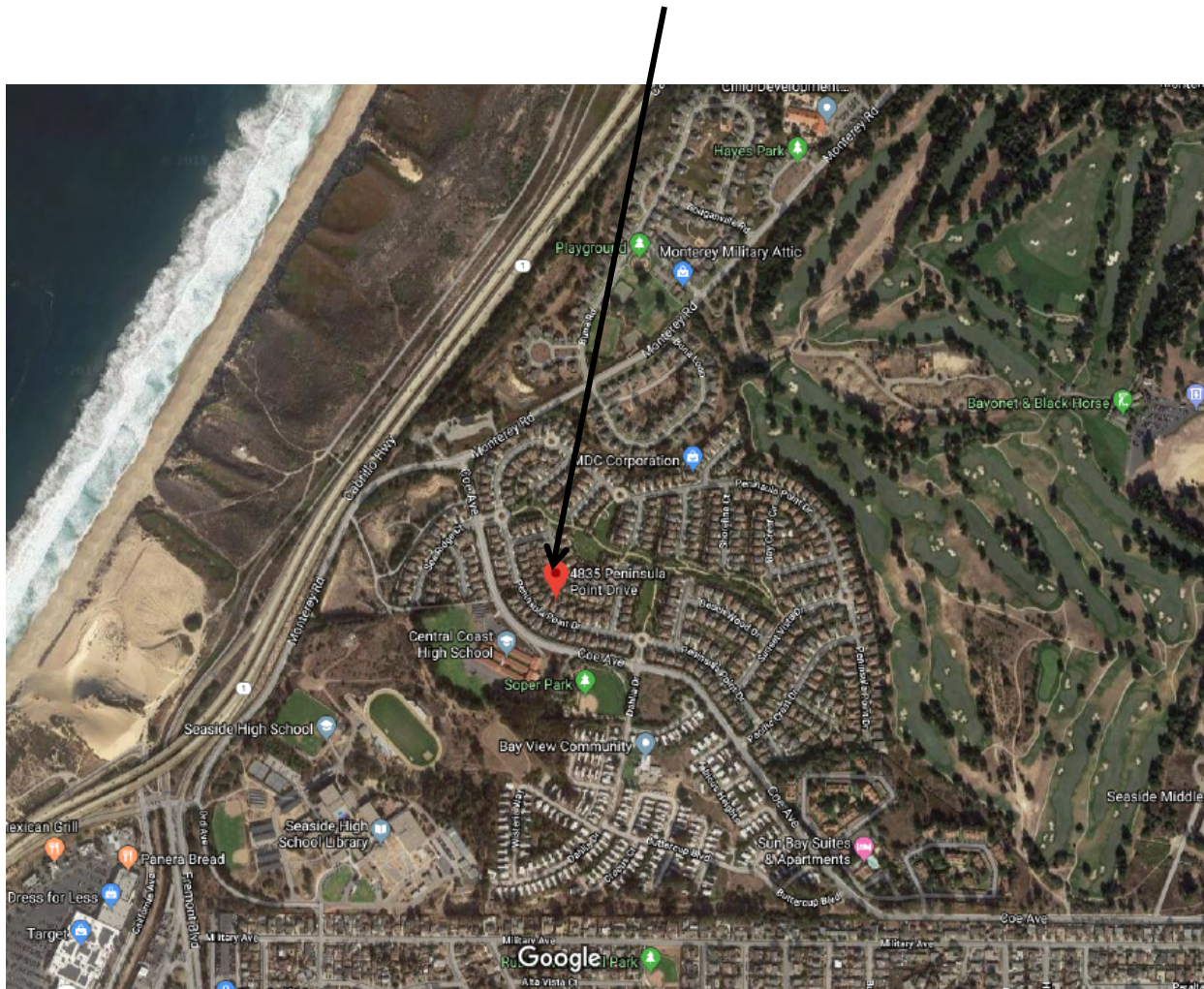
ATTEST:

Planning Commission Secretary

Attachment 2

Location Map

Project Site: 4835 Peninsula Point Drive



Attachment 3 – Site Photos

Site Map

4835 Peninsula Point Drive

Project Site



Attachment 3 – Site Photos



Street View looking northeast



Street View looking north



Street View looking northwest

Attachment 3 – Site Photos



View of fence extension looking west toward 4825 Peninsula Point Drive



View of fence extension from top grade of rear yard

Attachment 3 – Site Photos



View of fence extension at grade on rear yard



View of fence extension showing curvilinear top section

Seaside Highlands Owners Association

August 6, 2019

RE: Fence Exception Application No.FE-19-02

4835 Peninsula Point Drive

Dear City of Seaside Planning Commissioners,

The Seaside Highlands Owners Association is in receipt of your Public Notice of Hearing for one of its members, Darryl Choates. The fence extension in question has been an open violation with the Association since August of 2018. The owner of 4835 Peninsula Point Drive has been sent six letters from the Association on the topic. Additionally the owner was called to a hearing with the Board to discuss the issue and the homeowner did not attend. Please note, there have been other owners within the Community who also installed unapproved fence modifications and came into compliance once the Association brought it to their attention. All CC&R violations and owners are treated the same.

In conjunction with the effort of upholding City regulations on fence height, the Association also notes that this fence is not owned solely by Mr. Choates. The CC&Rs describe this as a shared, "party fence". Mr. Choate did not obtain his neighbors nor the Association's permission for the exterior modification as required by the Governing Documents. We ask that you kindly take this into consideration when making your decision on this fence extension request and also the precedent it may set in the Community as a whole. As constructed, all of the fencing within the Community is six-feet high.

Thank you for your time and consideration,

On Behalf of the Board of Directors,

Justin Sacoolas

Association Manager

Compass Management Group

***CC&R Violations concerning unapproved modification of the fence in question:**

3.4 OWNERSHIP OF PARTY FENCES: Each Owner of a Lot upon which a Party Fence is situated shall own that portion of the fence from the surface which faces the Owner's Lot up to the center of the Party Fence.(Note: The Other owner of the Party

4.6 FENCING: Fencing installed by Declarant may be replaced only with fencing materials that are the same height and which have the same appearance and the same or better sound attenuation characteristics.

4.1 ALTERATIONS: Except as otherwise specifically provided in this Declaration, no Alteration may be made to any Improvement until plans have been submitted and approved pursuant to Article XI. Landscaping within unenclosed portions of Lots, setbacks of Improvement, elevations of Residences and the exterior designs of Residences shall be preserved in accordance with "Lot Layout and Residential Design Guidelines" for the Project which were approved by and are on file with the City, including future amendments approved by the City.

11.5 APPLICATION FOR APPROVAL OF IMPROVEMENTS: Any Owner, except Declarant and its designated agents, who wants to perform any Alteration for which approval is required shall notify the Committee in writing of the nature of the proposed work and shall furnish such information as may be required by the Architectural Standards or reasonably requested by the Committee