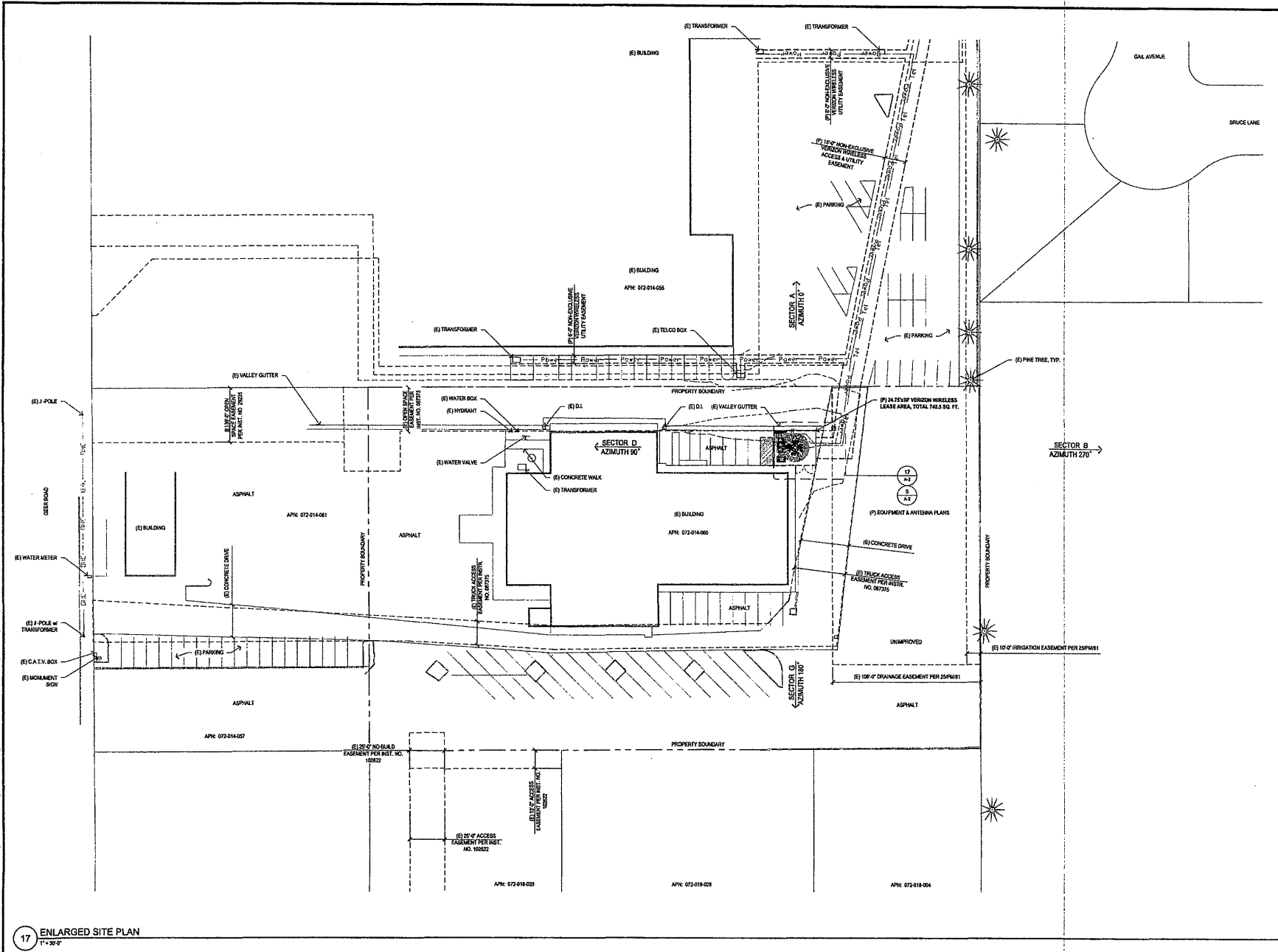


CUP 19-03 Verizon Wireless/Epic Wireless Group

Project Description: Epic Wireless Group, on behalf of Verizon Wireless, is requesting approval to install and operate a 68-foot tall monopine wireless communication facility (cell tower). The cell tower will be located behind the In-Shape gym at 2710 Geer Road (Stanislaus County APN 072-014-060). The monopine and associated ground equipment will be located within a 742.5 square foot (24.75'x30') fenced area. Four antenna sectors with three antenna per sector will be located at the top of the monopine. Associated equipment includes equipment cabinets, service light, stand-by emergency diesel generator with a 92-gallon fuel tank, and other supporting ancillary equipment. A 6-foot tall chain link fence with vinyl slates and security wire will surround the leased area. A technician will visit the site on average once a month for routine maintenance.

CEQA Determination: A Mitigated Negative Declaration is proposed, declaring that the project will not have a significant effect on the environment, incorporating mitigation measures identified in the Initial Study, and subject to the appropriate conditions of approval.



PREPARED FOR
verizon
 225 Parkshore Drive
 Folsom, California 95630

Vendor:
ERIC
WIRELESS GROUP LLC
 805 Cookeidge Dr. Suite 100
 Folsom, CA 95630

Project Address:
 2710 Gear Rd.
 Turlock, CA 95382

Architect:
Borges
 borgesarch.com
 1418 STONE POINT DRIVE, SUITE 200
 ROSHARON, CA 94603
 916.742.7590 TEL
 916.773.2037 FAX

PROJECT NO: 14002-101
 LOCATION NO: 280717
 DRAWN BY: J.E.S.
 CHECKED BY: A.P.E.

Emmanuel Medical Center
 280717

REV	DATE	DESCRIPTION
C	07/17/19	100% ZD Rev 1
B	03/09/18	100% ZD Submittal
A	03/07/18	90% ZD Submittal

Licensee:

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Issued For:
 07/17/19
 100% ZD Submittal

SHEET TITLE:
 ENLARGED SITE PLAN

SHEET NUMBER:
A-1.2

Vendor:
epic
 WIRELESS GROUP LLC
 605 Coolidge Dr, Suite 100
 Folsom, CA, 95630

Project Address:
 2710 Gear Rd.
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Architect:
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PROJECT NO: 14002-101
 LOCATION NO: 280717
 DRAWN BY: J.E.S.
 CHECKED BY: A.P.E.

**Emmanuel
 Medical Center
 280717**

REV	DATE	DESCRIPTION
C	07/17/19	100% ZD Rev 1
B	03/08/18	100% ZD Submittal
A	03/07/18	80% ZD Submittal

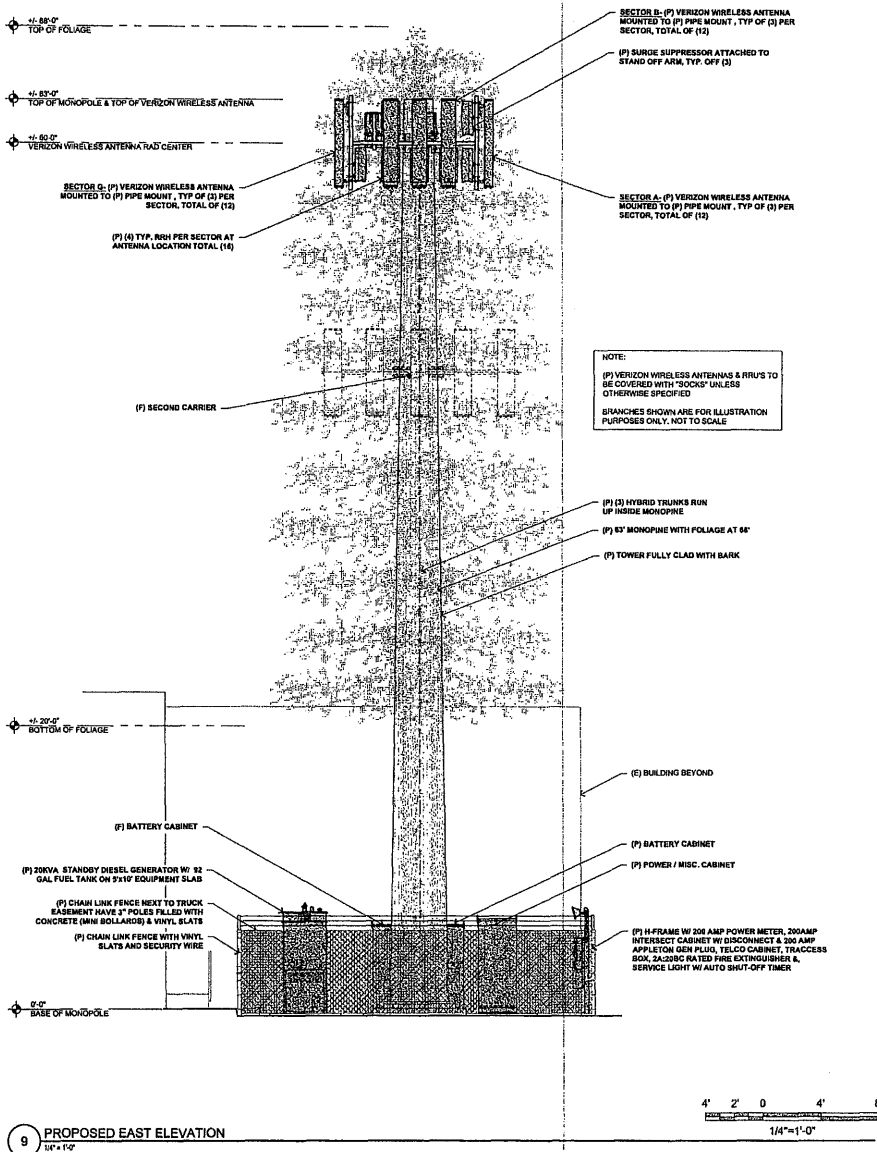
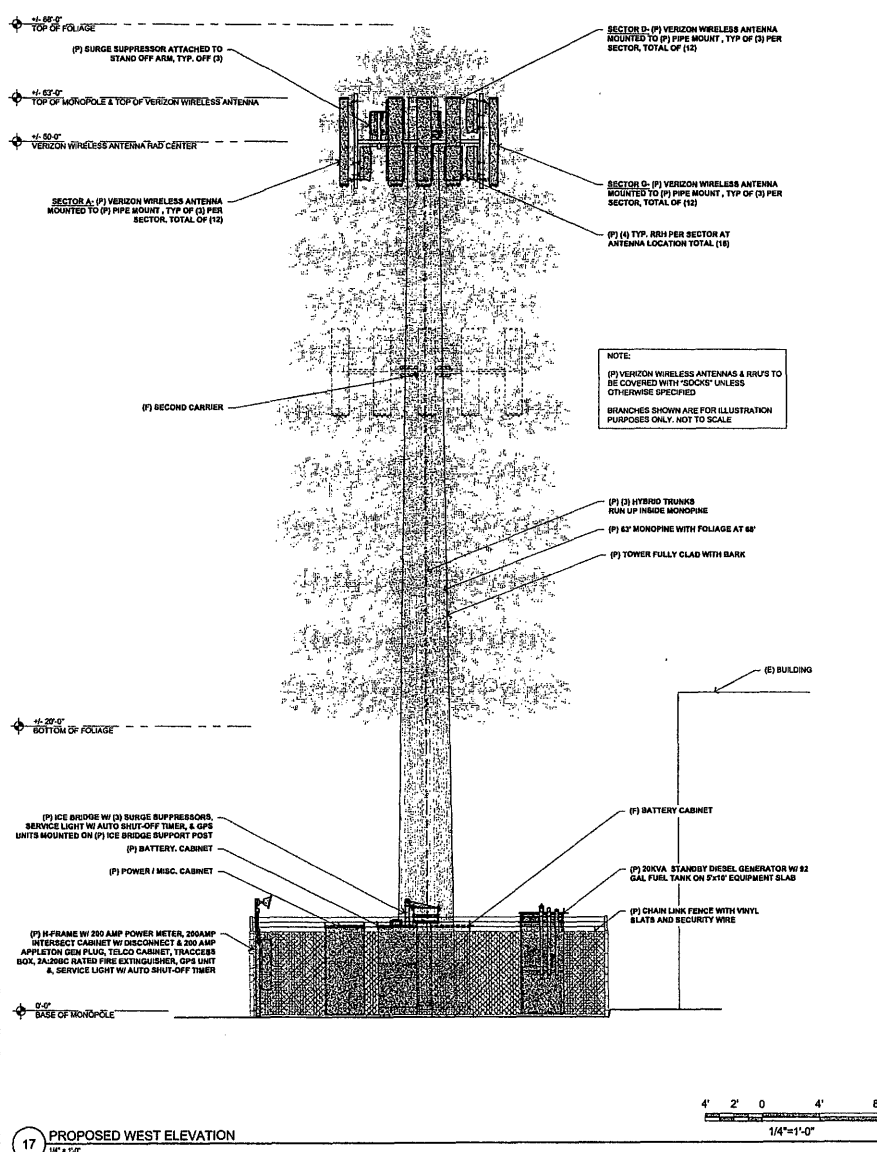
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 07/17/19
 100% ZD Submittal

SHEET TITLE:
 ELEVATIONS

SHEET NUMBER:
A-3.1



17 PROPOSED WEST ELEVATION
 1/4"=1'-0"

9 PROPOSED EAST ELEVATION
 1/4"=1'-0"