

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P. O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # _____

Project Title: Amendment 22-0003 to amend Use Permit 166-84 (Vertical Bridge REIT, LLC)

Lead Agency: Shasta County Department of Resource Management – Planning Division Contact Person: David Schlegel - Senior Planner

Mailing Address: 1855 Placer Street, Suite 103 Phone: (530) 225-5532

City: Redding, CA Zip: 96001 County: Shasta

Project Location: County: Shasta City/Nearest Community: Montgomery Creek/Burney

Cross Streets: Bunch Grass Lookout Road/California State Highway 299 Zip Code: _____

Lat. / Long.: 40° 54' 22.28" N/ 121° 49' 43.87" W Total Acres: 631

Assessor's Parcel No.: 027-120-007 Section: 11 Twp.: 35N Range: R1E Base: MDBM

Within 2 Miles: State Hwy #: 299 Waterways: Hatchet Creek and Bear Spring

Airports: N/A Railways: N/A Schools: N/A

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) Draft EIS Other _____
 Mit Neg Dec Other _____ FONSI

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other _____

Development Type:

Residential: Units _____ Acres _____ Water Facilities: Type _____ MGD _____
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational _____ Waste Treatment: Type _____ MGD _____
 Recreational _____ Hazardous Waste: Type _____
 Other: Backup Generator for (E) Telecommunications Facility

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Wildlife
 Coastal Zone Noise Solid Waste Growth Inducing
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Land Use
 Economic/Jobs Public Services/Facilities Traffic/Circulation Cumulative Effects
 Other _____

Present Land Use/Zoning/General Plan Designation: The project site is developed with several wireless telecommunication towers and ancillary utilities. The zoning is Timber Production (TP) and the General Plan Land Use Designation is Timber (T)

Project Description: (please use a separate page if necessary)

The request is to amend Use Permit 166-84 to construct a 93-foot-long by 27-foot-wide photovoltaic solar array, six (6) 35.42-foot-tall ground-mounted small wind turbines (43.42-foot tip height as measured from finished grade to vertical tip of the blade), wind and solar energy inverters and eleven (11) lithium batteries to be located in an existing utility building to serve as back-up power for an existing commercial wireless telecommunications facility. The solar array, wind turbines, and batteries are proposed to serve as an unmanned standby generator for the purpose of providing backup power for the commercial wireless telecommunications facility in the event that energy from the electric grid is not available. The system components would generate 36 kilowatts (turbines) and 30 kilowatts (solar array) for a total of 66 kilowatts of generating capacity and incorporate a battery system with 30 kilowatts of capacity for energy storage. A 5,000-gallon water storage tank would be installed to provide fire protection water for the project. Portions of the project site are currently developed with large turbines that are part of the Hatchet Ridge Wind project. In addition, the project site includes two radio towers and two wireless telecommunication facilities that are not a part of this project. The existing lattice radio tower includes an adjacent 1,986-square-foot building approved under Use Permit (UP166-84). The proposed use would utilize the existing access from Bunchgrass Lookout Road.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X". If you have already sent your document to the agency please denote that with an "S".

- | | |
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| <input type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Emergency Services |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> CalFire | <input type="checkbox"/> Parks & Recreation |
| <input type="checkbox"/> Caltrans District # _____ | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Planning (Headquarters) | <input checked="" type="checkbox"/> Regional WQCB # <u>5</u> |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Coachella Valley Mountains Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Commission |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers and Mtns Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mountains Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>1</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> General Services, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Housing & Community Development | <input type="checkbox"/> Other _____ |
| <input type="checkbox"/> Integrated Waste Management Board | |
| <input type="checkbox"/> Native American Heritage Commission | |

- This project is subject to CCR 15205 and/or 15206 and will require State review.
 This project will not require State review.

Local Public Review Period (to be filled in by lead agency)

Starting Date May 6, 2022 Ending Date June 6, 2022

Lead Agency (Complete if applicable):

Consulting Firm: _____	Applicant: <u>Vertical Bridge REIT, LLC</u>
Address: _____	Address: <u>750 Park of Commerce Drive</u>
City/State/Zip: _____	City/State/Zip: <u>Boca Raton, FL 33487</u>
Contact: _____	Phone: <u>(877) 589-6411</u>
Phone: _____	

Signature of Lead Agency Representative: *Paul G. Zell* Date: 5/5/22