

CALIFORNIA ENVIRONMENTAL QUALITY ACT

NOTICE OF EXEMPTION

The Santa Cruz County Planning Division has reviewed the project described below and has determined that it is exempt from the provisions of CEQA as specified in Sections 15061 - 15332 of CEQA for the reason(s) which have been specified in this document.

Application Number: 211097

Assessor Parcel Number: 109-341-19

Project Location: 165 Robin Meadow Lane, Watsonville

Project Description: Proposal to construct an 85-foot tall wireless communication facility (WCF) with related ground equipment on a parcel zoned Agriculture (A) and Commerical Agriculture (CA). Requires approval of a Commercial Development Permit.

Person or Agency Proposing Project: Kevin Gallagher, Complete Wireless Consulting on behalf of AT&T

Contact Phone Number: 916-724-2632

- A. The proposed activity is not a project under CEQA Guidelines Section 15378.
- B. The proposed activity is not subject to CEQA as specified under CEQA Guidelines Section 15060 (c).
- C. **Ministerial Project** involving only the use of fixed standards or objective measurements without personal judgment.
- D. **Statutory Exemption** other than a Ministerial Project (CEQA Guidelines Section 15260 to 15285).
- E. **Categorical Exemption**

Specify type: Class 3 - New Construction of Small Structures (Section 15303)

F. Reasons why the project is exempt:

The Class 3 Categorical Exemption includes construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures. In addition, none of the conditions described in Section 15300.2 apply to this project. The proposed wireless facility, including the lease area, wireless faux stealthing, equipment within the lease area, and facility fencing is not located within a biotic resource area, sensitive habitat, nor is it visible from a scenic roadway or visual resource area, nor would it include significant hazardous substances. The closest mapped scenic road (a portion of Casserly Road), as designated by General Plan Section 5.10.10, is located approximately 1.5 miles east from the project site. Given the distance from Casserly Road and use of camouflaging and stealth techniques, the design of the proposed facility would not significantly affect any designated visual resources, consistent with the technological requirements of the proposed cellular service. Propane tanks and gas emergency generators are common to residential development in rural areas and not considered to include significant hazardous materials. The site is also not identified on the hazardous site list by the Environmental Health Agency. Preliminary grading plans require approximately 415 cubic yards

EXHIBIT A

of cut and 170 cubic yards of fill. No trees would be removed as part of this proposal. The site is not mapped for the presence of environmental resources or constraints in the area of the proposed development. Though the proposed site is located in a County Fault Zone, a geotechnical report was submitted and accepted by Environmental Planning staff per REV211420 for the previous site. As conditioned, a soils report update for the current Building Code and new location to be prepared and stamped by a licensed Geotechnical Engineer would be required.

Jonathan DiSalvo
Jonathan DiSalvo, Project Planner

Date: January 19, 2024