

ATTACHMENT C
NOTICE OF EXEMPTION

RECEIVED

2024 SEP 13 P 3:43

TO: Santa Barbara County Clerk of the Board of Supervisors

FROM: Veronica King, Planning and Development

PLANNING AND DEVELOPMENT
SANTA BARBARA COUNTY
2024 SEP 13 3:43 PM

The project or activity identified below is determined to be exempt from further environmental review requirements of the California Environmental Quality Act (CEQA) of 1970, as defined in the State and County Guidelines for the implementation of CEQA.

APN: 129-170-004 Case No. 24CUP-00007

Location: 2775 East Clark Avenue

Project Title: Verizon - New Tier 4a Telecommunications Facility

Project Applicant: Verizon Wireless

Project Description:

The project is a request for a Conditional Use Permit (CUP) to allow for the installation of a new Verizon Wireless 100-foot-tall monopole telecommunications facility. The proposed equipment consists of the following:

- 100-foot-tall monopole
- Three equipment cabinets
- One telco cabinet
- One ILC panel
- 600A meter bank and 200A VZW meter
- GPS antenna
- Five service lights
- 30kW diesel backup generator with 210-gallon tank
- Nine antennas
- Six RRUs
- Four surge suppressors

All equipment for the antennas will be located at the base of the monopole behind a proposed 8'-0" tall chain-link fence equipment enclosure with new concrete pads where the equipment will be mounted. Connection between the site and existing telco communication lines will require 675 feet of underground trenching. The proposed facility will not require grading other than this trenching. No trees or vegetation are proposed for removal. Electrical service for the facility will be provided by the Pacific Gas and Electric Company (PG&E). The parcel will continue to be served by the Santa Barbara County Fire Department. Access to the site will be provided via a proposed

Verizon - New Tier 4a Telecommunications Facility, Case No. 24CUP-00007
August 6, 2024
Attachment C – 2

Verizon Wireless 12-foot wide access easement beginning at East Clark Avenue south of the parcel and ending at the new 900 SF pre-graded lease area at the northwest corner of the property. The property is a 136.75-acre parcel zoned AG-II-100 and shown as Assessor's Parcel Number 129-170-004, located at 2775 East Clark Avenue in the Santa Maria Valley area, 4th Supervisorial District.

Name of Public Agency Approving Project: Santa Barbara County

Name of Person or Entity Carrying Out Project: Armando Montes, Sequoia Deployment Services, Inc.

Exempt Status:

- Ministerial
- Statutory Exemption
- Categorical Exemption
- Emergency Project
- Declared Emergency

Cite specific CEQA and/or CEQA Guidelines Section: State CEQA Guidelines Section 15303 [New Construction or Conversion of Small Structures]

Reasons to support exemption findings:

The proposed project is categorically exempt from environmental review pursuant to the State CEQA Guidelines Section 15303 [New Construction or Conversion of Small Structures]. Section 15303 exempts the construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures; and the conversion of existing small structures from one use to another where only minor modifications are made in the exterior of the structure. Given that the proposed project is for the installation of an unstaffed telecommunications facility within a 900 square foot lease area which includes a new 100-foot monopole, equipment cabinets, a backup generator and fencing, it is exempt pursuant to Section 15303. The project does not include the removal of any established vegetation, is located outside of any designated Environmentally Sensitive Habitat (ESH) areas, and is located in a rural agricultural area with minimal public viewing areas.

The proposed project does not involve unusual circumstances, including future activities, resulting in or which might reasonably result in significant impacts which threaten the environment. The exceptions to the categorical exemptions pursuant to Section 15300.2 of the State CEQA Guidelines are:

- (a) Location.** Classes 3, 4, 5, 6, and 11 are qualified by consideration of where the project is to be located – a project that is ordinarily insignificant in its impact on the environment may in a particularly sensitive environment be significant. Therefore, these classes are considered to apply all instances, except where the project may impact on an environmental resource of hazardous or critical concern where designated, precisely mapped, and officially adopted pursuant to law by federal, state, or local agencies.

This exception to the categorical exemption does not apply because the proposed project will include a new monopole, associated telecom ground and mounted equipment and a backup generator all enclosed within a 900 square foot lease area in an agricultural zone. The parcel is surrounded by farmland. There are no environmental resources of hazardous or critical concern that exist in or around the lease area or proposed development.

- (b) Cumulative Impact.** All exemptions for these classes are inapplicable when the cumulative impact of successive projects of the same type in the same place, over time is significant.

This exception to the categorical exemption does not apply because the proposed project is for an unmanned telecommunications facility located on a new monopole. The closest substantially visible telecommunications site in the vicinity is approximately 1.8 miles away. Furthermore, the Alternative Site Analysis identified a significant coverage gap in the area northeast of the 101 highway and Clark Avenue, where the new facility is proposed. A radiofrequency emissions report prepared by the applicant concluded that the proposed project will operate within the limits set forth by the Federal Communication Commission (FCC). Any future telecommunications facility on this site will be analyzed for potential impacts and will be required to meet the FCC emission limits. Similar development in the same place over time, developed in conformance with the applicable ordinance, policy, and FCC regulations will not result in a cumulatively significant impact.

- (c) Significant Effect.** A categorical exemption shall not be used for an activity where there is a reasonable possibility that the activity will have a significant effect on the environment due to unusual circumstances.

This exception to the categorical exemption does not apply because the proposed project is for an unmanned telecommunications facility located on a new pole within an agricultural parcel. There are no unusual circumstances that would cause the project to have a significant effect on the environment. In addition, as stated above, the radiofrequency emissions generated by the project are within the FCC emission limits.

- (d) Scenic Highways.** A categorical exemption shall not be used for a project which may result in damage to scenic resources, including but not limited to, trees, historic

buildings, rock outcroppings, or similar resources, within a highway officially designated as a state scenic highway. This does not apply to improvements which are required as mitigation by an adopted negative declaration or certified EIR.

This exception to the categorical exemption does not apply because the project is not located within viewing distance of a state scenic highway.

- (e) Hazardous Waste Sites. A categorical exemption shall not be used for a project located on a site which is included on any list compiled pursuant to Section 65962.5 of the Government Code.**

This exception to the categorical exemption does not apply because the project is not located on a site included on any list compiled pursuant to Section 65962.5 of the Government Code. The project is located within an AG-II agricultural parcel. There is no evidence of historic or current use or disposal of hazardous or toxic materials at the project site.

- (f) Historical Resources. A categorical exemption shall not be used for a project which may cause a substantial adverse change in the significance of a historical resource.**

This exception to the categorical exemption does not apply because the project will not impact a historical resource. The proposed facility will be located on an AG-II agricultural parcel adjacent to other agricultural parcels. No existing structures will be impacted by the proposed project. No historical resources are known to be present in the vicinity of the proposed project.

Lead Agency Contact Person: Veronica King

Phone #: (805)568-2513 *Veronica King*

Department/Division Representative: _____

Date: _____

Acceptance Date: _____

Distribution: Hearing Support Staff

Date Filed by County Clerk: 9/13/2024

Document 1