



## Wireless Telecommunication Facility

### Project Narrative

Applicant: Verizon Wireless  
2785 Mitchell Drive  
Walnut Creek, CA 94598

Owner: San Domenico School  
1500 Butterfield Road  
San Anselmo, CA 94960

Rep.: Sequoia Deployment Services, Inc.  
1 Spectrum Pointe Drive, Suite 130  
Lake Forest, CA 92630

Pete Shubin  
(714) 478-3197

Site No.: San Domenico

Location: 1500 Butterfield Road, San Anselmo, CA 94960

### Project Description

Verizon Wireless is requesting the review and approval of a Design Review and Use Permit to establish a wireless telecommunications facility on the San Domenico School property in San Anselmo. The facility will consist of a new 30 foot tall water tank structure to support and conceal antennas, a new equipment enclosure for support equipment and a back up power generator, and new underground utility runs. The project will utilize existing roads for access.

### Technology Proposed

The proposed project will utilize Verizon Wireless' AWS, PCS, and C-Band technology. The technologies and power outputs are listed and described in the Hammett & Edison report included with this application.

### **Type of Consumer Service**

The proposed project will provide traditional wireless voice and data service offerings to the surrounding area, particularly Sleepy Hollow and parts of San Anselmo. The offerings also include emergency service notifications. Having robust and quality service is important to allow the public to communicate for both convenience and need.

### **Alternative Site Analysis**

The proposed project is intended to provide service primarily to the communities of Sleepy Hollow and parts of San Anselmo. The geographic nature of this area prevents signal from other areas from reaching into these communities. No existing wireless telecommunications facilities were identified in intended service area. Verizon Wireless worked extensively with the Sleepy Hollow Home Owners Association and San Domenico School to identify potential siting opportunities. The efforts included a exploring a small cell design utilizing attachments to several PG&E poles as well as several locations and designs on the San Domenico School property itself. All of these other locations were ruled out in favor of constructing a single site on a hill with the largest residential setbacks possible when County ordinances, the use of the property, visual impacts, and site function are all considered.

### **Traffic Analysis**

The proposed project will utilize existing roads. Butterfield Road serves the San Domenico School property. Once on the property access is provided by the main road through the property to a gated fire access road. The fire access road will be utilized for access to both the equipment enclosure and the antenna structure. After construction the project will generate approximately 1 vehicle trip per month for a technician in a pick-up truck or van. Roads are adequate to serve the projected additional trip.

### **Noise Analysis**

The proposed project is located in an undeveloped part of the San Domenico School property far from other structures and offsite uses. The antenna structure and equipment it contains will not generate noise. All equipment that generates noise is located in the equipment enclosure. This includes a back-up power generator and equipment cabinets with fans. The expected maximum level of sound from this equipment is approximately 65 decibels inside the fenced enclosure. The nearest

December 8, 2021  
San Domenico  
Verizon Wireless  
Page 3 of 3

habitable structure is approximately 500 feet south west of the proposed project.  
Any noise from the equipment at this location will be imperceptible.