

1. T-Mobile Telecommunications Facility; Major Use Permit P04-008, North County Metropolitan Subregional Plan Area

This is a request for Major Use Permit P04-008 for a T-Mobile Wireless Telecommunication Facility. The proposed project consists of a faux monopine tree 40 feet in height with antennas and an associated equipment shelter. The proposed faux tree will carry a total of 12 panel antennas at a maximum height of 37 feet. The proposed equipment shelter measures 12 feet x 18 feet 8 inches by 6 feet 8 inches and would be located near the base of the proposed faux tree. Additional shrubs and trees would be used to screen the proposed project. An existing entrance driveway would provide access to the site from Esplendido Avenue. The subject property is 3.6 acres in size and is improved with a single-family residence. The use is classified as a Minor Impact Facility pursuant to Section 1355 of the Zoning Ordinance and a Major Use Permit is required pursuant to 6985 of the Zoning Ordinance. The applicant is also requesting an exception to the height limit for the monotree, from 35 feet to 40 feet, pursuant to 4622.b. of the Zoning Ordinance. The General Plan designates this site as (17) Estate Residential in the Estate Development Area (EDA). The Use Regulation is A70 (Limited Agricultural), and the site is located in the North County Metropolitan Subregional Plan area. The proposed project is located at 2141 Esplendido Avenue near the intersection of Campanero Avenue. This item is continued from the hearing of November 16, 2007.

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