

Operational Statement

Proposed Verizon Wireless Facility "McKinley and First"

3199 E McKinley Ave, Fresno, CA 93703

APN: 446-274-18

1. Verizon Wireless proposes to build a new 60' wireless facility at 3199 E McKinley Ave in Fresno. This facility will enhance and expand the Verizon Wireless network and improve communications service for its existing and prospective customers. The project has been designed to provide more comprehensive coverage to the heavily trafficked shopping center at E McKinley Ave and N 1st St. The site is in an area which includes high residential communities, with some commercial areas, schools, and parks. The subject property is zoned "Community Commercial" within the McLane community plan.
2. This property is currently being used as a storage facility.
3. There will be no products produced by this facility.
4. The site will operate 24 hours a day, 7 days a week.
5. ***Please note that the City of Fresno Operational Statement Checklist does not include #5***
6. There will be no special events.
7. ***Please note that the City of Fresno Operational Statement Checklist does not include #7***
8. There will be no permanent employees, though it is anticipated that a technician will visit the site 1-2 times per month.
9. See drawings submitted with this application for materials used.
10. Aside from heavy equipment used to install the tower, most visitors to the site will be in technician pickup trucks. Periodic maintenance on the tower may involve box trucks.
11. ***Please note that the City of Fresno Operational Statement Checklist does not include #11***
12. ***Please note that the City of Fresno Operational Statement Checklist does not include #12***
13. Verizon's equipment will be placed in cabinets within 30'x18' ground lease area.
14. The facility is expected to operate silently, aside from the construction period.
15. Hazardous materials or waste will not be produced by the site.

Introduction

Verizon Wireless proposes a new wireless facility at 3199 E McKinley. This facility will enhance and expand the Verizon Wireless Network in order to improve communication services for its existing and prospective customers. The facility will be located in the City of Fresno, near the intersection of E Floradora Ave. and N Maple Ave.

This project has been designed to offload capacity for the existing Verizon Wireless “Airport” site and to serve as a new ROOT site for the surrounding areas. This site is located in an area surrounded by industrial businesses and commercial sites, with some residential properties. The unmanned facility will provide Verizon Wireless service to the area business users, residents, and schools 24/7.

Aesthetics

The area surrounding the proposed site consists mainly of residential properties and commercial businesses. Because of the nearby trees, it was determined a monopine design would best fit in with the surrounding features. Verizon Wireless proposes to install a new 70’ monopine tower in a new wireless facility which ground equipment will be located within an existing storage shed.

Consideration was given to using a slimline pole to host Verizon’s equipment. However, in order to achieve Verizon’s capacity relief objective while also providing opportunities for other carriers to collocate, thereby reducing the proliferation of cell towers, Verizon proposes to build a monopine style tower and requests that the City of Fresno Planning Director grant approval to that end.

Public Safety and Community Benefits

Wireless Communication has become increasingly important way of life and a way of business. With the increased use of smart phones, data speeds have become increasingly important to Verizon’s

customers. Verizon's customers rely on their smart phones to have immediate access to make phone calls, text, email, and access the internet from wherever they are.

Wireless Devices, such as cell phones, have become a common tool people use to contact public safety personnel and loved ones in the event of an emergency. Having increased wireless service in this area will benefit those in emergency situations to reach out for help.

Project Location Zoning and Setbacks

This site is located within the jurisdiction of the City of Fresno and is zoned CC, Community Commercial. The General Plan designation is IL, Light Industrial and the Community Plan is within the McLane boundary.

The front setback is 15' with no side or rear setbacks. This project has been designed to comply with the setback requirements.

Compliance with Policy and Procedure Issue No. 33: Wireless Telecommunication Facilities

The proposed site meets the City of Fresno's Policy and Procedures for a Wireless Facility:

- The proposed mast shall be a slim line monopole design and not exceed a height of 70 feet.
- The Director of Planning and Development may condition additional architectural features (monopine, monopalm, horizontal installation, application of color) to a mast or facility structure to ensure compatibility with the surrounding physical environment and conformity to with these guidelines.
- All required improvements shall be in accordance with FMC, Section 12-405-B, and constructed in accordance with the Standard Specifications and Standard Drawings of the City of Fresno, Public Works Department.
- There shall be no new wireless telecommunications facility located within 100 yards of an existing wireless telecommunications site.

Co-location Opportunities

Verizon Wireless is aware that the City of Fresno does prefer co-locations and Verizon Wireless is willing to allow other service providers to co-locate antennas on this monopine where technically possible, economically feasible, and aesthetically desirable. A nearby lattice tower was considered but deemed to have insufficient structural capacity for Verizon's equipment.

Security and Emergency Measures

To provide security for this wireless facility, all equipment will be enclosed within a new Verizon Wireless enclosure. Verizon Wireless will also be installing standby batteries and a generator receptacle at the cell site. The batteries and ability for a back-up generator to be utilized will serve a vital role in Verizon Wireless' emergency and disaster preparedness plan. If a power outage was to occur, the batteries could run the site for a short period of time then a back-up generator could continue to run the site.

Visitors to Site

A technician will visit the site approximately twice a month to check the facility and perform any necessary maintenance.

Compliance with FCC Standards

This project will not interfere with any TV, radio, telephone, satellite, or any other signals. Any interference would be against the Federal Law and would be a violation of Verizon Wireless' FCC License.

Construction

Verizon Wireless will comply with all local rules and regulations. Construction will be done in a timely manner and will operate during the hours of 7:00 a.m. to 7:00 p.m. Monday through Friday.