



Cycle Issues

THE CITY OF SAN DIEGO
Development Services
1222 First Avenue, San Diego, CA 92101-4154

L64A-003A

Project Information

Project Nbr: 374509 **Title:** Verizon Wireless McLaughlin
Project Mgr: Tse, Simon (619) 687-5984 Stse@sandiego.gov



Review Information

Cycle Type: 5 Submitted (Multi-Discipline)	Submitted: 04/13/2015	Deemed Complete on 04/13/2015
Reviewing Discipline: LDR-Planning Review	Cycle Distributed: 04/13/2015	
Reviewer: Tse, Simon (619) 687-5984 Stse@sandiego.gov	Assigned: 04/15/2015	
	Started: 05/12/2015	
Hours of Review: 2.00	Review Due: 05/19/2015	
Next Review Method: Submitted (Multi-Discipline)	Completed: 05/12/2015	COMPLETED ON TIME
	Closed: 05/12/2015	

- . The review due date was changed to 05/19/2015 from 05/01/2015 per agreement with customer.
- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 4th complete submittal for LDR-Planning Review on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 1 outstanding review issues with LDR-Planning Review (1 of which are new issues).
- . Last month LDR-Planning Review performed 134 reviews, 44.0% were on-time, and 46.2% were on projects at less than < 3 complete submittals.

Comments from March 10, 2015

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input checked="" type="checkbox"/>	24	Update the project description on sheet T-1, PROJECT DESCRIPTION to specifically call out the total amount of antennas as a result of this modification: "Repalce (9) antennas and to install (3) additional antennas for a total of (12) antennas" (From Cycle 2)
<input checked="" type="checkbox"/>	25	On sheet T-1, under DEVELOPMENT SUMMARY, include the following: "Amendment to Planned Development Permit 659620 and Site Development Permit 592669" (From Cycle 2)
<input checked="" type="checkbox"/>	26	On Sheet A-1.1, since the existing stacked RRU's are being relocated to the monopine; would it be possible to locate the raycaps to the existing RRU locations? The existing wall was designed to screen the equipment and the proposal to install the raycaps on the exterior wall would impact the original purpose and intent. (From Cycle 2)
<input checked="" type="checkbox"/>	27	On Sheet A-3, see staff redline attachment. Revise and update accordingly. (From Cycle 2)
<input checked="" type="checkbox"/>	28	See staff redline on sheet A-3.1; revise and update accordingly. (From Cycle 2)
<input checked="" type="checkbox"/>	29	Please provide dimensions for the existing doghouse. To the extent possible, if possible, consider reducing the existing dimension of the doghouse. (From Cycle 2)
<input checked="" type="checkbox"/>	30	Staff did not recieve a justification letter and the coverage map analysis with the current submittal. Please submit this information in your next review. (From Cycle 2)
<input checked="" type="checkbox"/>	31	Provide staff with a noticing package in your next submittal. (From Cycle 2)
<input checked="" type="checkbox"/>	32	Prepare a cover letter that specifically describes how you have addressed each of the issues identified in the Cycle Issues Report and any issues identified in this cover letter, if applicable. If the issue is addressed on one or more sheets of the plans or the reports, please reference the plan, sheet number, report or page number as appropriate. If it is not feasible to address a particular issue, please indicate the reason. Include a copy of this Assessment Letter, Cycle Issues Report and your response letter if applicable, with each set of plans (From Cycle 2)

Comments from May 12, 2015

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	33	Upon further review, an updated photosimulation consistent with the zoning drawings is required. (New Issue)





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Review Information

Cycle Type: 5 Submitted (Multi-Discipline)	Submitted: 04/13/2015	Deemed Complete on 04/13/2015
Reviewing Discipline: LDR-Engineering Review	Cycle Distributed: 04/13/2015	
Reviewer: Huynh, Khanh (619) 446-5299 KHuynh@sandiego.gov	Assigned: 04/15/2015	
	Started: 04/20/2015	
Hours of Review: 1.00	Review Due: 05/01/2015	
Next Review Method: Conditions	Completed: 04/20/2015	COMPLETED ON TIME
	Closed: 05/12/2015	

- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: Conditions.
- . We request a 3rd complete submittal for LDR-Engineering Review on this project as: Conditions.
- . The reviewer has requested more documents be submitted.
- . Your project still has 3 outstanding review issues with LDR-Engineering Review (3 of which are new issues).
- . Last month LDR-Engineering Review performed 86 reviews, 83.7% were on-time, and 38.3% were on projects at less than < 3 complete submittals.

1st Review

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input checked="" type="checkbox"/>	1	Please verify item number 2 of Part D, Section 2 of the Storm Water Requirements Applicability Checklist. If the project does not propose grading or soil disturbance, then please add the following note: "THIS IS A MODIFICATION OF A PERMIT OF AN EXISTING FACILITY AND NO GROUND DISTURBANCE OR TRENCHING IS PROPOSED BY THIS PROJECT." (From Cycle 2)
<input checked="" type="checkbox"/>	2	Revise the Site Plan Sheet A-1. Add a note that states: NO EXISTING PARKING SPACE WILL BE USED OR REMOVED BY THIS PROJECT. (From Cycle 2)
<input checked="" type="checkbox"/>	3	Revise the Site Plan Sheet A-1. Add a note that states: This project proposes no work within the Public Right-of-Way. (From Cycle 2)
<input checked="" type="checkbox"/>	4	Revise Survey, sheet C-1. Basis of bearings states the State Plane Coordinate System of 1983 was used, which is unacceptable. Basis of bearings shall be an Official Record Document using the vertical control and benchmarks used by the City of San Diego. (From Cycle 2)
<input checked="" type="checkbox"/>	5	Revise Survey, sheet C1. Add a Bench Mark per the City of San Diego Vertical Control Book. Please provide the Primary Street, Secondary Street, elevation and direction of brass plug. (From Cycle 2)
<input checked="" type="checkbox"/>	6	Revise the Site Plan, sheet A-1. Add the "Lessee's Certificate Standard Wireless Facility Project for Post Construction BMPs" which is attached with the Assessment letters. The Lessee needs to sign this certificate on the site plan. (From Cycle 2)
<input checked="" type="checkbox"/>	7	Development Permit Conditions will be determined on the next submittal when all requested information is provided. (From Cycle 2)
<input checked="" type="checkbox"/>	8	Additional comments may be recommended pending further review or any redesign of this project. These comments are not exclusive. Should you have any questions or comments, please call Khanh Huynh at 619 446-5299. (From Cycle 2)

2nd Review

Condition

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	9	Prior to the issuance of any construction permit, the Permittee shall enter into a Maintenance Agreement for the ongoing permanent BMP maintenance, satisfactory to the City Engineer. (New Issue)
<input type="checkbox"/>	10	Prior to the issuance of any construction permit, the Permittee shall incorporate any construction Best Management Practices necessary to comply with Chapter 14, Article 2, Division 1 (Grading Regulations) of the San Diego Municipal Code, into the construction plans or specifications. (New Issue)
<input type="checkbox"/>	11	Prior to the issuance of any construction permit the Permittee shall submit a Water Pollution Control Plan (WPCP). The WPCP shall be prepared in accordance with the guidelines in Appendix E of the City's Storm Water Standards. (New Issue)





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Review Information

Cycle Type: 5 Submitted (Multi-Discipline)	Submitted: 04/13/2015	Deemed Complete on 04/13/2015
Reviewing Discipline: Community Planning Group	Cycle Distributed: 04/13/2015	
Reviewer: Tse, Simon (619) 687-5984 Stse@sandiego.gov	Assigned: 04/15/2015	
	Started: 05/12/2015	
Hours of Review: 1.00	Review Due: 04/20/2015	
Next Review Method: Submitted (Multi-Discipline)	Completed: 05/12/2015	COMPLETED LATE
	Closed: 05/12/2015	

- . The review due date was changed to 05/19/2015 from 05/01/2015 per agreement with customer.
- . The reviewer has indicated they want to review this project again. Reason chosen by the reviewer: First Review Issues.
- . We request a 2nd complete submittal for Community Planning Group on this project as: Submitted (Multi-Discipline).
- . The reviewer has requested more documents be submitted.
- . Your project still has 4 outstanding review issues with Community Planning Group (all of which are new).
- . Last month Community Planning Group performed 69 reviews, 49.3% were on-time, and 58.8% were on projects at less than < 3 complete submittals.

Navajo Community Planners, Inc

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	1	The proposed project is located within the Navajo Community Planning Area and the Navajo Community Planners, Inc. is the community group for the area). This group is officially recognized by the City Council as a representative of the community, and as an advisor to the City in actions that would affect the community. (New Issue)
<input type="checkbox"/>	2	If you have not already done so, please contact Matt Adams, Chairperson at navajoplanners@cox.net to schedule your project for a presentation before the group so that they may able to provide a recommendation. If you have already obtained a recommendation from the community planning group, please submit a copy of the recommendation and/or minutes from the meeting which includes the vote count. (New Issue)
<input type="checkbox"/>	3	Information Bulletin 620, "Coordination of Project Management with Community Planning Committees" (available at http://www.sandiego.gov/development-services), provides some valuable information about the advisory role the Community Planning Group. Council Policy 600-24 provides standard operating procedures and responsibilities of recognized Community Planning Committees and is available at http://clerkdoc.sannet.gov/Website/council-policy . (New Issue)

Mission Trail Design District

<u>Cleared?</u>	<u>Issue Num</u>	<u>Issue Text</u>
<input type="checkbox"/>	4	Please contact Dorothy Leonard (619) 583-7695 or dleonard@cox.net to schedule this project before the Mission Trails Regional Park Citizens' Advisory Committee for a recommendation. (New Issue)

