

RESOLUTION NO: 99-015

A RESOLUTION OF THE PLANNING COMMISSION  
OF THE CITY OF EL PASO DE ROBLES  
TO APPROVE CONDITIONAL USE PERMIT 98013  
(CELLULAR ONE OF SAN LUIS OBISPO)  
APN: 009-831-010

WHEREAS, section 21.16.200 of the Municipal Code of the City of El Paso de Robles requires approval of a conditional use permit for transmission and receiving stations in the PM zoning district, and

WHEREAS, the applicant, Cellular One of San Luis Obispo, has filed a conditional use permit application to construct a cellular transceiver facility on a 1200 square foot site located within the existing PG&E electrical substation facility located at the northeast corner of Niblick Road and South River Road and

WHEREAS, a public hearing was conducted by the Planning Commission on February 9, 1999, to consider the facts as presented in the staff report prepared for this project, and to accept public testimony regarding this conditional use permit request, and

WHEREAS, based upon the facts and analysis presented in the staff report, and public testimony received and subject to the conditions of approval listed below, the Planning Commission finds that the establishment, maintenance or operation for the requested use or building applied for, will not, under the circumstances of the particular case, be detrimental to the health, safety, morals, comfort, convenience and general welfare of the persons residing or working in the neighborhood of such proposed use, or be injurious or detrimental to property and improvements in the neighborhood or to the general welfare of the City.

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission of the City of El Paso de Robles does hereby approve Conditional Use Permit 98013 subject to the following conditions:

**STANDARD CONDITIONS:**

1. The applicant shall comply with all those conditions which are indicated on "Exhibit A" to this resolution.

**SITE SPECIFIC CONDITIONS:**

NOTE: In the event of conflict or duplication between standard and site specific conditions, the site specific condition shall supersede the standard condition.

**COMMUNITY DEVELOPMENT:**

2. The project shall be constructed so as to substantially conform with the following listed exhibits and conditions established by this resolution:

EXHIBIT	DESCRIPTION
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B	Site Plan
C	Enlarged Site Plan with Site Details and Elevations

3. This conditional use permit (CUP) authorizes the construction of a cellular transceiver facility on a 1200 square foot site located within the existing PG&E electrical substation facility located at the northeast corner of Niblick Road and South River Road in a manner described in attached exhibits and as by conditions contained within this resolution.
4. Conditional Use Permit 98013 would allow the use of one 60 foot high wood utility pole and attached antennas with a total maximum height (pole and antennas) of 70 feet.
5. The building colors for the proposed prefabricated equipment shelter will match the final approved color scheme for the new PG&E building which will be located adjacent to the Cellular One site.

PUBLIC WORKS:

6. The applicant shall submit final "as-built" record drawings to the City showing all topographic and utility information for this project.

PASSED AND ADOPTED THIS 9th day of February, 1999, by the following roll call vote:

AYES:	FERRAVANTI, WARNKE, JOHNSON, STEINBECK
NOES:	NONE
ABSENT:	NEMETH
ABSTAIN:	FINIGAN

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VICE CHAIRMAN RON JOHNSON

ATTEST:

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ROBERT A. LATA, PLANNING COMMISSION SECRETARY

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