

# ATTACHMENT 7

## RESOLUTION NO. PC-2017-24

**A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF HESPERIA, CALIFORNIA, APPROVING A CONDITIONAL USE PERMIT TO CONSTRUCT A 67-FOOT HIGH WIRELESS COMMUNICATIONS FACILITY ON AN EXISTING 127-FOOT HIGH SOUTHERN CALIFORNIA EDISON ELECTRIC TRANSMISSION TOWER LOCATED APPROXIMATELY 600 FEET SOUTHEAST OF STATE HIGHWAY 173 IN THE SOUTHWEST QUARTER OF SECTION 26 (CUP17-00006)**

**WHEREAS**, Verizon Wireless, has filed an application requesting approval of Conditional Use Permit CUP17-00006 described herein (hereinafter referred to as "Application"); and

**WHEREAS**, the Application applies to land within the Southern California Edison Transmission Lines located approximately 600 feet southeast of State Highway 173 in the southwest quarter of Section 26 and includes Assessor's Parcel Number 0357-191-15; and

**WHEREAS**, the Application, as contemplated, proposes to install a wireless communications facility upon the existing Southern California Edison electric transmission tower on the subject property; and

**WHEREAS**, the subject site is within the Southern California Edison electric transmission corridor, which runs northeast to southwest, and is developed with existing transmission towers and associated equipment. The subject property as well as the surrounding properties are otherwise vacant. Single-family homes exist approximately 3,700 feet to the southwest; and

**WHEREAS**, the subject site and the surrounding properties are within the Tapestry Specific Plan General Plan land use designation; and

**WHEREAS**, the project is categorically exempt from the requirements of the California Environmental Quality Act by Section 15303, New Construction or Conversion of Small Structures; and

**WHEREAS**, on August 10, 2017, the Planning Commission of the City of Hesperia conducted a duly noticed public hearing pertaining to the proposed Application, and concluded said hearing on that date; and

**WHEREAS**, all legal prerequisites to the adoption of this Resolution have occurred.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY OF HESPERIA PLANNING COMMISSION AS FOLLOWS:**

Section 1. The Planning Commission hereby specifically finds that all of the facts set forth in this Resolution are true and correct.

Section 2. Based upon substantial evidence presented to this Commission during the above-referenced August 10, 2017, hearing, including public testimony and written and oral staff reports, this Commission specifically finds as follows:

- (a) The site for the proposed use is adequate in size and shape to accommodate the proposed use, because the site can accommodate all proposed improvements, without infringing on required setbacks or easements.
- (b) The proposed use will not have a substantial adverse effect on abutting property, or the permitted use thereof.
- (c) The proposed project is consistent with the goals, policies, standards and maps of the adopted Land Use Plan, Development Code and all applicable codes and ordinances adopted by the City of Hesperia.
- (d) The site for the proposed use will have adequate access based upon the required access easement from State Highway 173.
- (e) The proposed project is consistent with the adopted General Plan of the City of Hesperia.

Section 3. Based on the findings and conclusions set forth in this Resolution, this Commission hereby approves Conditional Use Permit CUP17-00006, subject to the conditions of approval as shown in Attachment "A."

Section 4. The Secretary shall certify to the adoption of this Resolution.

**ADOPTED AND APPROVED** this 10<sup>th</sup> day of August 2017.

---

Tom Murphy, Chair, Planning Commission

ATTEST:

---

Denise Bossard, Secretary, Planning Commission