



Department of Regional Planning  
 320 West Temple Street  
 Los Angeles, California 90012

**PROJECT NUMBER**

R2013-01451-(5)

**HEARING DATE**

April 15, 2014

**REQUESTED ENTITLEMENTS**

Conditional Use Permit No. 201300074  
 Environmental Assessment No. 201300130

**PROJECT SUMMARY**

**OWNER / APPLICANT**

Ivan I Cohen Trust / AT&T

**MAP/EXHIBIT DATE**

November 18, 2013

**PROJECT OVERVIEW**

The applicant, AT&T, is requesting a Conditional Use Permit ("CUP") to authorize a wireless telecommunications facility ("WTF") within the M-1 (Light Manufacturing) Zone. A CUP is required in the M-1 zone for radio towers, including WTFs, pursuant to Sections 22.32.070 and 22.28.260 of the Los Angeles County Code. The existing site consists of a self-service storage facility, a permitted use in the M-1 Zone approved in 1999 by Plot Plan 46236. The WTF will consist of the placement of 12 eight-foot panel antennas, two GPS antennas and ancillary radio equipment on a new 65 foot tall stealth tower, with additional radio cabinets placed within a new equipment shelter within a lease area of approximately 30 feet by 40'-6" in area. The tower is a mono-eucalyptus designed to resemble a eucalyptus tree. The purpose of the WTF is to close a significant gap in coverage for the applicant's service and to provide 4G/LTE coverage, which is currently non-existent within the coverage area.

**LOCATION**

32015 The Old Road, Castaic

**ACCESS**

Existing driveway from The Old Road

**ASSESSORS PARCEL NUMBER(S)**

2865-001-008

**SITE AREA**

3.84 Acres

**GENERAL PLAN / LOCAL PLAN**

Santa Clarita Valley Area Plan

**ZONED DISTRICT**

Castaic Canyon

**LAND USE DESIGNATION**

IL (Light Industrial)

**ZONE**

M-1(Light Manufacturing)

**PROPOSED UNITS**

N/A

**MAX DENSITY/UNITS**

N/A

**COMMUNITY STANDARDS DISTRICT (CSD)**

Castaic CSD

**ENVIRONMENTAL DETERMINATION (CEQA)**

Class 3 Categorical Exemption – New Construction or Conversion of Small Structures

**KEY ISSUES**

- Consistency with the Los Angeles County General Plan and the prior adopted Santa Clarita Valley Area Plan
- Satisfaction of the following Section(s) of Title 22 of the Los Angeles County Code:
  - 22.56.040 (Conditional Use Permit Burden of Proof Requirements)
  - 22.32.070 (M-1 Zone Uses Subject to Permit)
  - 22.32.080 (M-1 Zone Development Standards)
  - 22.28.260 (C-M Zone Uses Subject to Permit)
  - 22.44.137 (Castaic Community Standards District)

**CASE PLANNER:**

Richard Claghorn

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