



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

**PROJECT NUMBER**  
 R2014-00855-(5)

**HEARING DATE**  
 November 4, 2014

# PROJECT SUMMARY

**REQUESTED ENTITLEMENTS**

Conditional Use Permit No. 201400034  
 Environmental Assessment No. 201400072

**OWNER / APPLICANT**

Michael and Lynn Gates/AT&T Mobility

**MAP/EXHIBIT DATE**

February 24, 2014

**PROJECT OVERVIEW**

The applicant, AT&T Mobility, is requesting a Conditional Use Permit ("CUP") to authorize a wireless telecommunications facility ("WTF") within the A-2-2 (Heavy Agriculture-Two Acre Minimum Required Lot Area) Zone. A CUP is required in the A-2 zone for radio towers, including WTFs, pursuant to Section 22.24.150 of the Los Angeles County Code. The WTF will consist of a 75 foot high monopine and an 11.5' x 20' equipment shelter surrounded by a CMU enclosure near the southwest corner of a lot with a single-family residence within the A-2-2 Zone and the Quartz Hill Zoned District.

**LOCATION**

2344 W. Ave. M-4, Palmdale

**ACCESS**

25<sup>th</sup> Street West

**ASSESSORS PARCEL NUMBER(S)**

3111-009-002

**SITE AREA**

2.09 Acres

**GENERAL PLAN / LOCAL PLAN**

Antelope Valley Areawide General Plan

**ZONED DISTRICT**

Quartz Hill

**LAND USE DESIGNATION**

Nonurban 1

**ZONE**

A-2-2 (Heavy Agriculture-Two Acre Minimum Required Lot Area )

**PROPOSED UNITS**

N/A

**MAX DENSITY/UNITS**

N/A

**COMMUNITY STANDARDS DISTRICT (CSD)**

N/A

**ENVIRONMENTAL DETERMINATION (CEQA)**

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

**KEY ISSUES**

- Consistency with the Los Angeles County General 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)
  - 22.24.150 (A-2 Zone Uses Subject to Permit)

**CASE PLANNER:**

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