



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

PROJECT NUMBER

R2014-02549-(5)

HEARING DATE

April 7, 2015

REQUESTED ENTITLEMENTS

Conditional Use Permit No. 201400120

PROJECT SUMMARY

OWNER / APPLICANT

Palm Ranch Water District / Verizon Wireless

MAP/EXHIBIT DATE

August 8, 2014

PROJECT OVERVIEW

The applicant, Verizon Wireless, is requesting a Conditional Use Permit for the construction, operation and maintenance of a new wireless telecommunications facility disguised as a 54 foot monopine with a 196 square foot equipment shelter within a 750 square foot lease area in an A-1-10,000 (Light Agricultural – 10,000 Square Foot Minimum Required Lot Area) zone.

LOCATION

N/A

ACCESS

Via 50th Street West

ASSESSORS PARCEL NUMBER(S)

3101-033-903

SITE AREA

0.43 Acres

GENERAL PLAN / LOCAL PLAN

Antelope Valley Area Plan

ZONED DISTRICT

Quartz Hill

LAND USE DESIGNATION

U1 – Urban1

ZONE

A-1-10,000

PROPOSED UNITS

N/A

MAX DENSITY/UNITS

1.1 to 3.3 du/ac

COMMUNITY STANDARDS DISTRICT

N/A

ENVIRONMENTAL DETERMINATION (CEQA)

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

KEY ISSUES

- Consistency with the Antelope 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)
 - 22.24.110 (A-1 Zone Development Standards)

CASE PLANNER:

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