



CONDITIONAL USE PERMIT BURDEN OF PROOF

Pursuant to Zoning Code Section 22.56.040, the applicant shall substantiate the following:

(Do not repeat the statement or provide Yes/No responses. If necessary, attach additional pages.)

A. That the requested use at the location will not:

1. Adversely affect the health, peace, comfort or welfare of persons residing or working in the surrounding area, or
2. Be materially detrimental to the use, enjoyment or valuation of property of other persons located in the vicinity of the site, or
3. Jeopardize, endanger or otherwise constitute a menace to the public health, safety or general welfare.

Crown Castle is applying for a Conditional Use Permit for an existing wireless facility.

The CUP will not adversely affect people or property in the surrounding area. The site is already existing and has not negatively impacted the surrounding area. The site operates well within FCC guidelines and does not generate hazardous materials, waste, odor, light or glare.

B. That the proposed site is adequate in size and shape to accommodate the yards, walls, fences, parking and loading facilities, landscaping and other development features prescribed in this Title 22, or as is otherwise required in order to integrate said use with the uses in the surrounding area.

The existing site is adequate in size and shape to accommodate all of the development features prescribed in Title 22. The existing use does not impact any required yard or setbacks, parking or loading facilities, fencing or landscaping. The use is enclosed and secured inside fencing. The facility has been appropriately designed and approved to integrate the use with the surrounding area. No new equipment is being proposed, thus the existing wireless facility will remain unchanged.

C. That the proposed site is adequately served:

1. By highways or streets of sufficient width, and improved as necessary to carry the kind and quantity of traffic such use would generate, and
2. By other public or private service facilities as are required.

The existing use is an unmanned wireless telecommunications facility. No additional traffic has been generated by this site due to maintenance visits, nor has it caused any circulation impacts to the surrounding area.