



# SAN FRANCISCO PLANNING DEPARTMENT

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## Executive Summary Conditional Use Authorization

HEARING DATE: MARCH 24<sup>TH</sup>, 2011

*Date:* March 17, 2011  
*Case No.:* **2010.0386C**  
*Project Address:* **3438 Mission Street**  
*Current Zoning:* NC - 3 (Moderate Scale Neighborhood Commercial) District  
40-X Height and Bulk District  
*Block/Lot:* 6660/008  
*Project Sponsor:* Rick Hirsch for T Mobile  
2001 McAllister Street  
San Francisco, CA 94118  
*Staff Contact:* Diego R Sánchez – (415) 575-9082  
[diego.sanchez@sfgov.org](mailto:diego.sanchez@sfgov.org)  
*Recommendation:* **Approval with Conditions**

1650 Mission St.  
Suite 400  
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CA 94103-2479

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**415.558.6378**

Fax:  
**415.558.6409**

Planning  
Information:  
**415.558.6377**

### PROJECT DESCRIPTION

The proposal is to install five panel antennas, one GPS antenna and associated equipment cabinets as part of the wireless transmission network operated by T Mobile on a Location Preference 5 (Preferred Location – Mixed Use Buildings in High Density Districts) site according to the Wireless Telecommunications Services (WTS) Siting Guidelines. The five panel antennas will be located at three locations on the roof of the three mixed use building. One group of two antennas will be located toward the front property line. The second group of two antennas will be located approximately in the middle of lot. The last antenna is situated toward the rear of the lot. All antennas will be housed within faux vents. The antennas will be mounted at heights of approximately 46 feet. The antennas measure 53.1 inches high, 3.15 inches deep and 6.9 inches wide.

### SITE DESCRIPTION AND PRESENT USE

The proposed site, 3438 Mission Street, is a three story mixed used building with an eating and drinking establishment on the ground floor and two dwellings above, according to assessor records. The lot is at the southeast corner of Mission and Kingston Streets. The building was constructed in 1900, according to Assessor records, and covers the majority of the 2,650 square foot lot.

### SURROUNDING PROPERTIES AND NEIGHBORHOOD

The Project Site is located on Mission Street, south of Cesar Chavez Street, adjacent to the Bernal Heights and Mission neighborhoods. The subject site is zoned as a Moderate Scale Neighborhood Commercial District which is a zoning district intended to offer a wide variety of goods and services to a population greater than the immediate neighborhood. A diverse commercial environment is encouraged and a wide variety of uses are permitted. As such, the uses surrounding the subject property include a professional

service use, multifamily apartment buildings, eating and drinking establishments, general grocery stores and personal service uses. Uses in the vicinity also include retail stores, an automotive gas station and other residential buildings. Properties in the vicinity are zoned RH-2 (Residential, House, Two Family) and NC-3 (Moderate Scale Neighborhood Commercial District).

## ENVIRONMENTAL REVIEW

The project is exempt from the California Environmental Quality Act ("CEQA") as a Class 3 categorical exemption. The categorical exemption and all pertinent documents may be found in the files of the Planning Department, as the custodian of records, at 1650 Mission Street, San Francisco.

## HEARING NOTIFICATION

TYPE	REQUIRED PERIOD	REQUIRED NOTICE DATE	ACTUAL NOTICE DATE	ACTUAL PERIOD
Classified News Ad	20 days	March 4, 2011	March 4, 2011	20 days
Posted Notice	20 days	March 4, 2011	March 4, 2011	20 days
Mailed Notice	20 days	March 4, 2011	March 4, 2011	20 days

## PUBLIC COMMENT

As of March 16, 2011, the Department has received 1 letter requesting further information about the project.

## REQUIRED COMMISSION ACTION

In order for the project to proceed, the Commission may grant the Conditional Use authorization pursuant to Planning Code Sections 712.83 and 303 to allow the installation of wireless facilities.

## BASIS FOR RECOMMENDATION

The Department believes this project is necessary and/or desirable under Section 303 of the Planning Code for the following reasons:

- The project complies with the applicable requirements of the Planning Code.
- The project is consistent with the objectives and policies of the General Plan.
- The Project is consistent with the 1996 WTS Facilities Siting Guidelines, Planning Commission Resolution No. 14182.
- The project site is a Location Preference 5, a preferred location, according to the Wireless Telecommunications Services (WTS) Siting Guidelines.
- The project will improve coverage for an area where there is currently poor cell phone coverage.

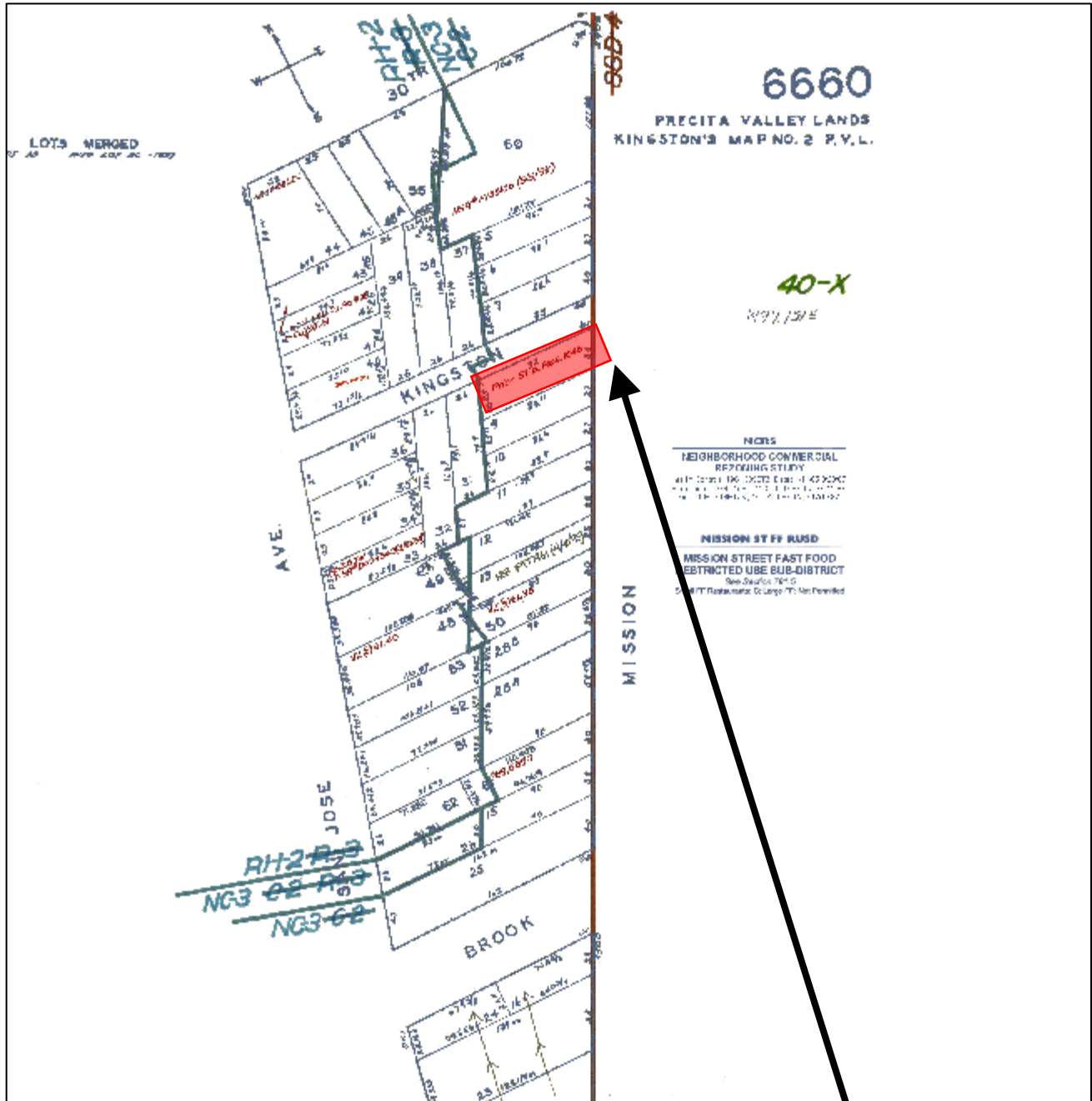
<b>RECOMMENDATION:</b> <b>Approval with Conditions</b>
--------------------------------------------------------

- |                                                         |                                                               |
|---------------------------------------------------------|---------------------------------------------------------------|
| <input checked="" type="checkbox"/> Executive Summary   | <input checked="" type="checkbox"/> Project sponsor submittal |
| <input checked="" type="checkbox"/> Draft Motion        | Drawings: <u>Proposed Project</u>                             |
| <input checked="" type="checkbox"/> Zoning District Map | <input checked="" type="checkbox"/> Check for legibility      |
| <input checked="" type="checkbox"/> Parcel Map          | <input checked="" type="checkbox"/> Photo Simulations         |
| <input checked="" type="checkbox"/> Sanborn Map         | <input checked="" type="checkbox"/> Coverage Maps             |
| <input checked="" type="checkbox"/> Aerial Photo        | <input checked="" type="checkbox"/> RF Report                 |
| <input checked="" type="checkbox"/> Context Photos      | <input checked="" type="checkbox"/> DPH Approval              |
| <input checked="" type="checkbox"/> Site Photos         |                                                               |

Exhibits above marked with an "X" are included in this packet \_\_\_\_\_ Planner's Initials

DRS G:\DOCUMENTS\Conditional Use\3438 Mission\Commission Packet\3438 Mission Executive Summary.doc

# Parcel Map

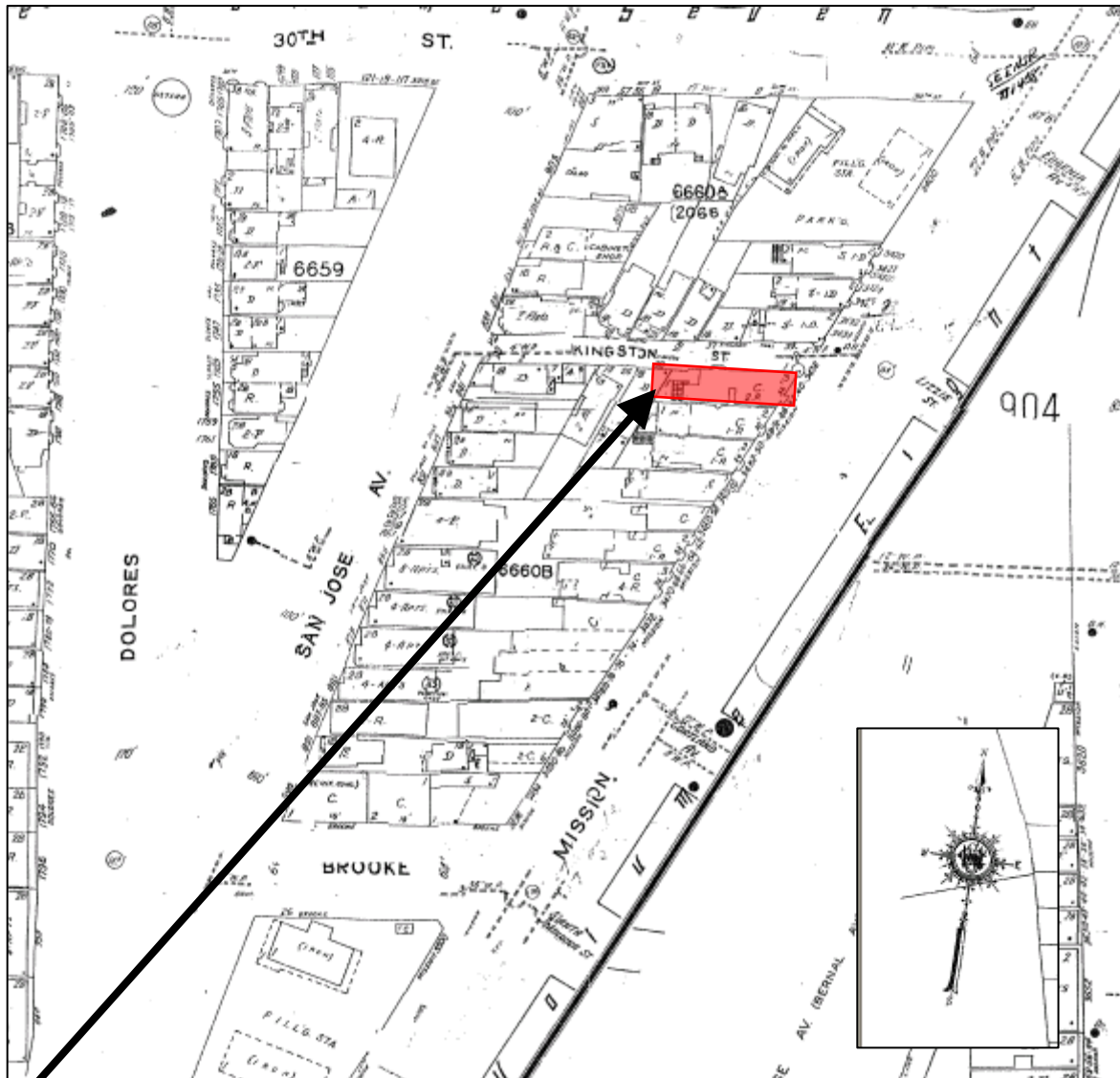


**SUBJECT PROPERTY**



Conditional Use authorization  
Case Number 2010.0386C  
Wireless Transmission Facility: T Mobile  
3438 Mission Street

# Sanborn Map\*



**SUBJECT PROPERTY**

*\*The Sanborn Maps in San Francisco have not been updated since 1998, and this map may not accurately reflect existing conditions.*



Conditional Use authorization  
Case Number 2010.0386C  
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3438 Mission Street

# Aerial Photo

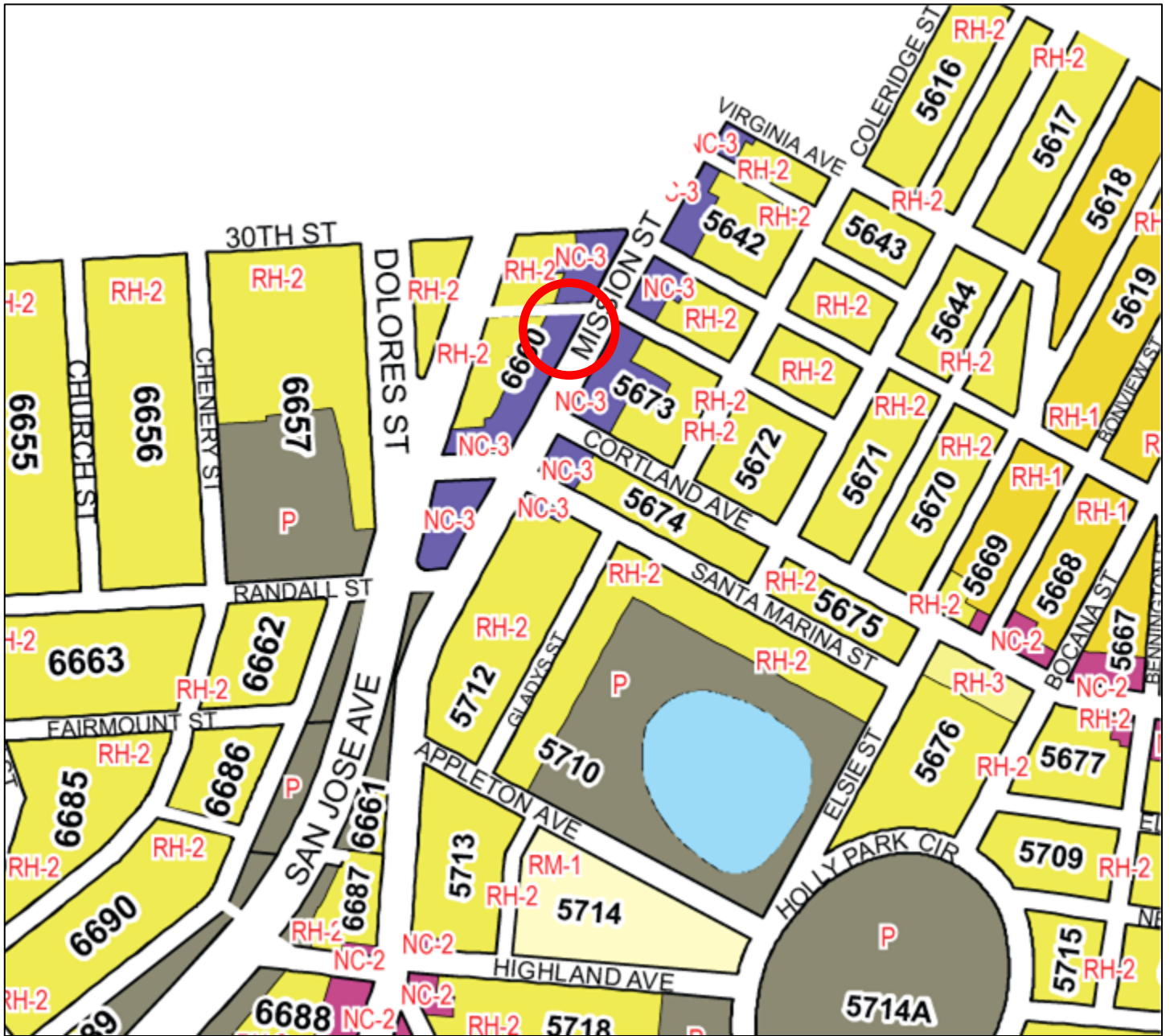


SUBJECT PROPERTY



Conditional Use authorization  
Case Number 2010.0386C  
Wireless Transmission Facility: T Mobile  
3438 Mission Street

# Zoning Map



Conditional Use authorization  
Case Number 2010.0386C  
Wireless Transmission Facility: T Mobile  
3438 Mission Street

# Site Photo



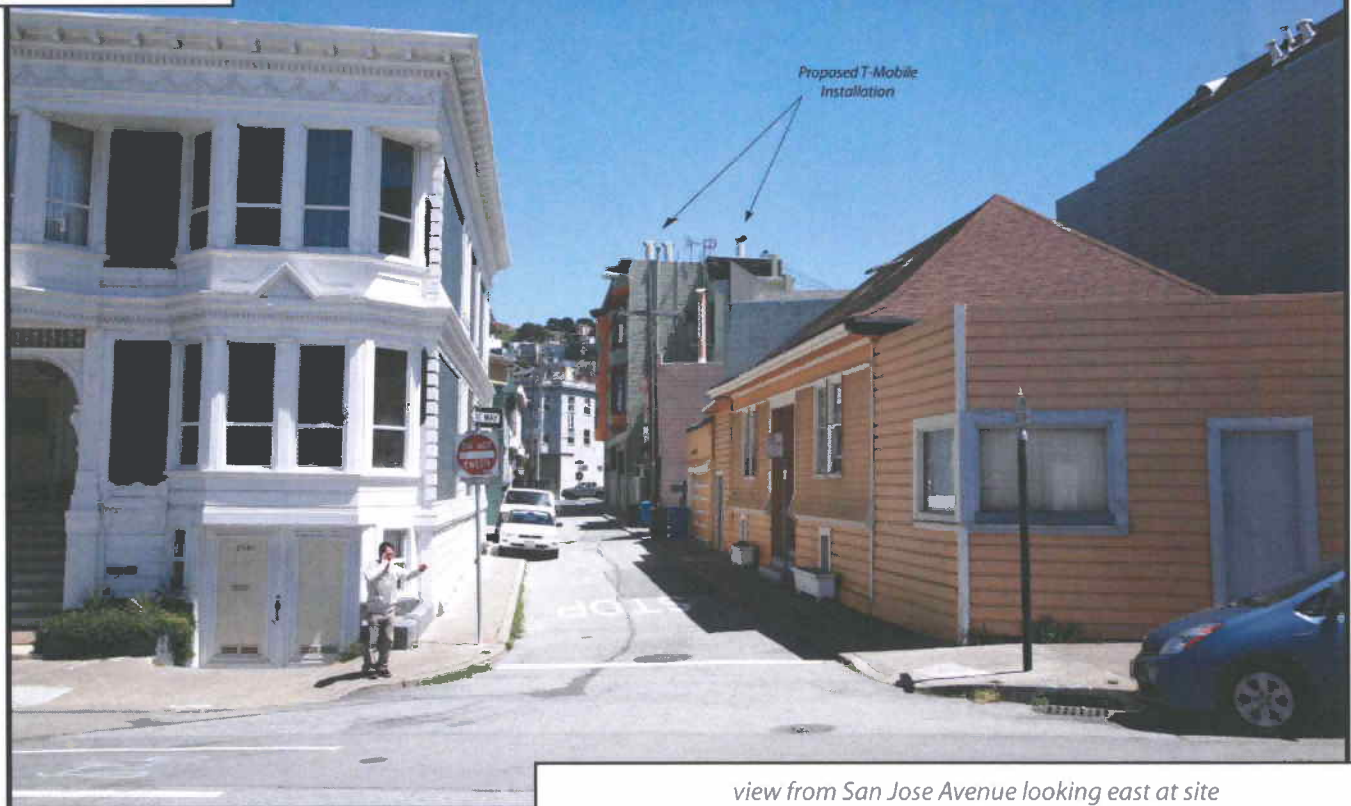
Conditional Use authorization  
Case Number 2010.0386C  
Wireless Transmission Facility: T Mobile  
3438 Mission Street



Existing



Proposed

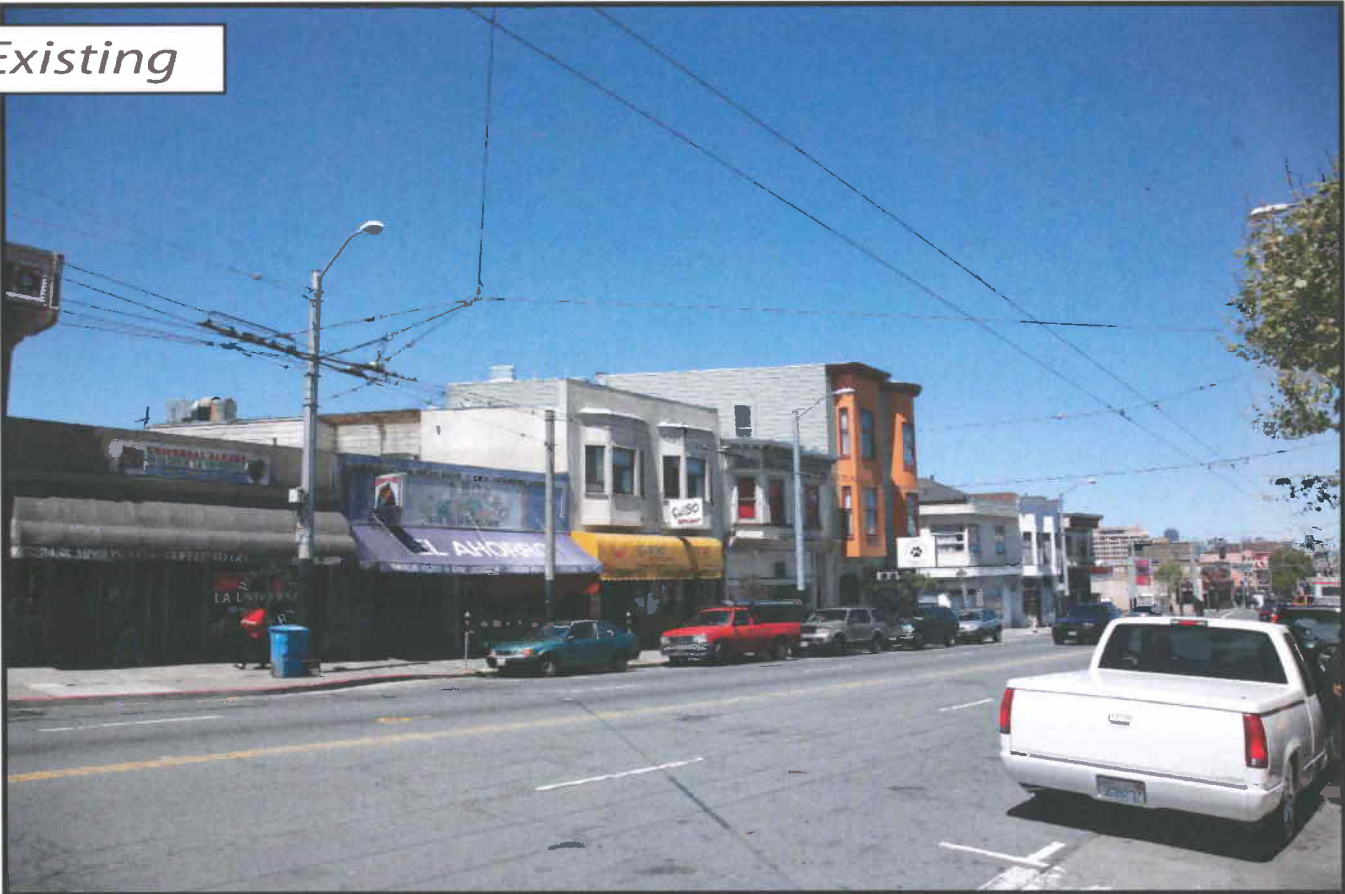


view from San Jose Avenue looking east at site

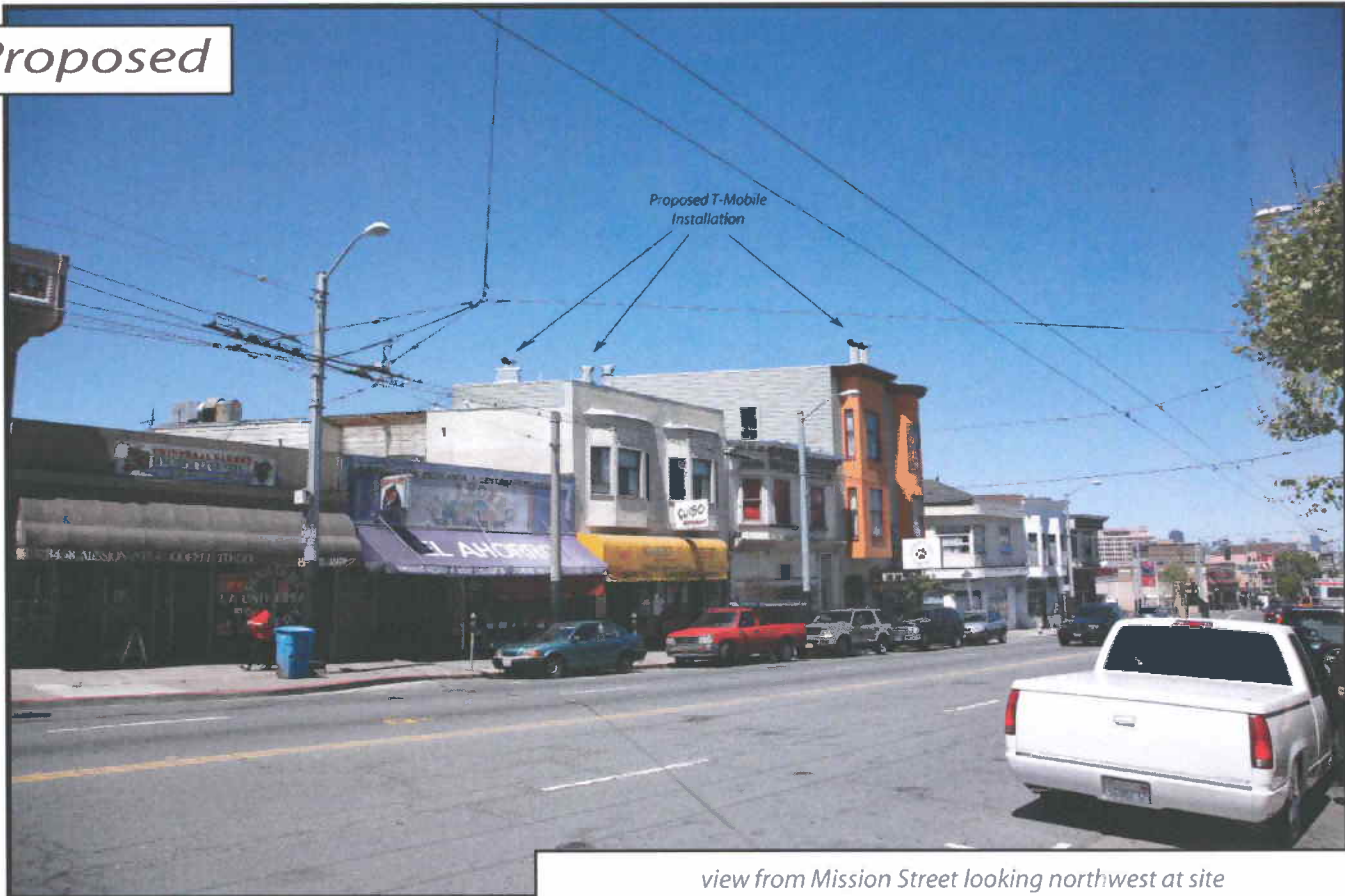
AdvanceSim   
Photo Simulation Solutions  
Contact (925) 202-8507

 SF23286 Nervous Dog Coffee  
3438 Mission Street, San Francisco, CA

*Existing*



*Proposed*



view from Mission Street looking northwest at site



SF23286 Nervous Dog Coffee  
3438 Mission Street, San Francisco, CA

*Existing*



*Proposed*



view from Mission Street looking southwest at site

**T-Mobile**

SF23286 Nervous Dog Coffee  
3438 Mission Street, San Francisco, CA

**Advance** **Sim**   
Photo Simulation Solutions  
Contact ( 925 ) 202-8507

.. **T** .. Mobile ..

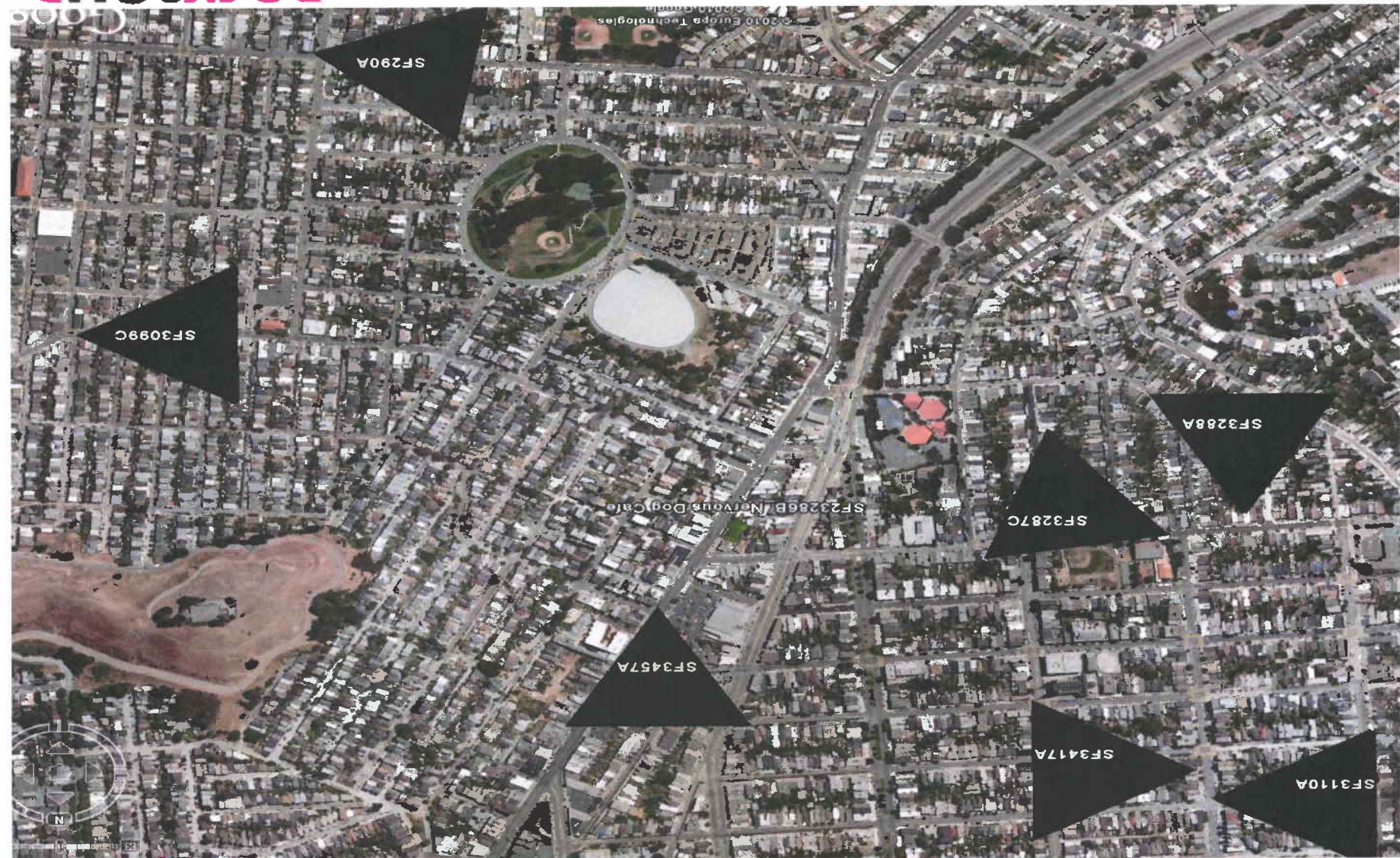


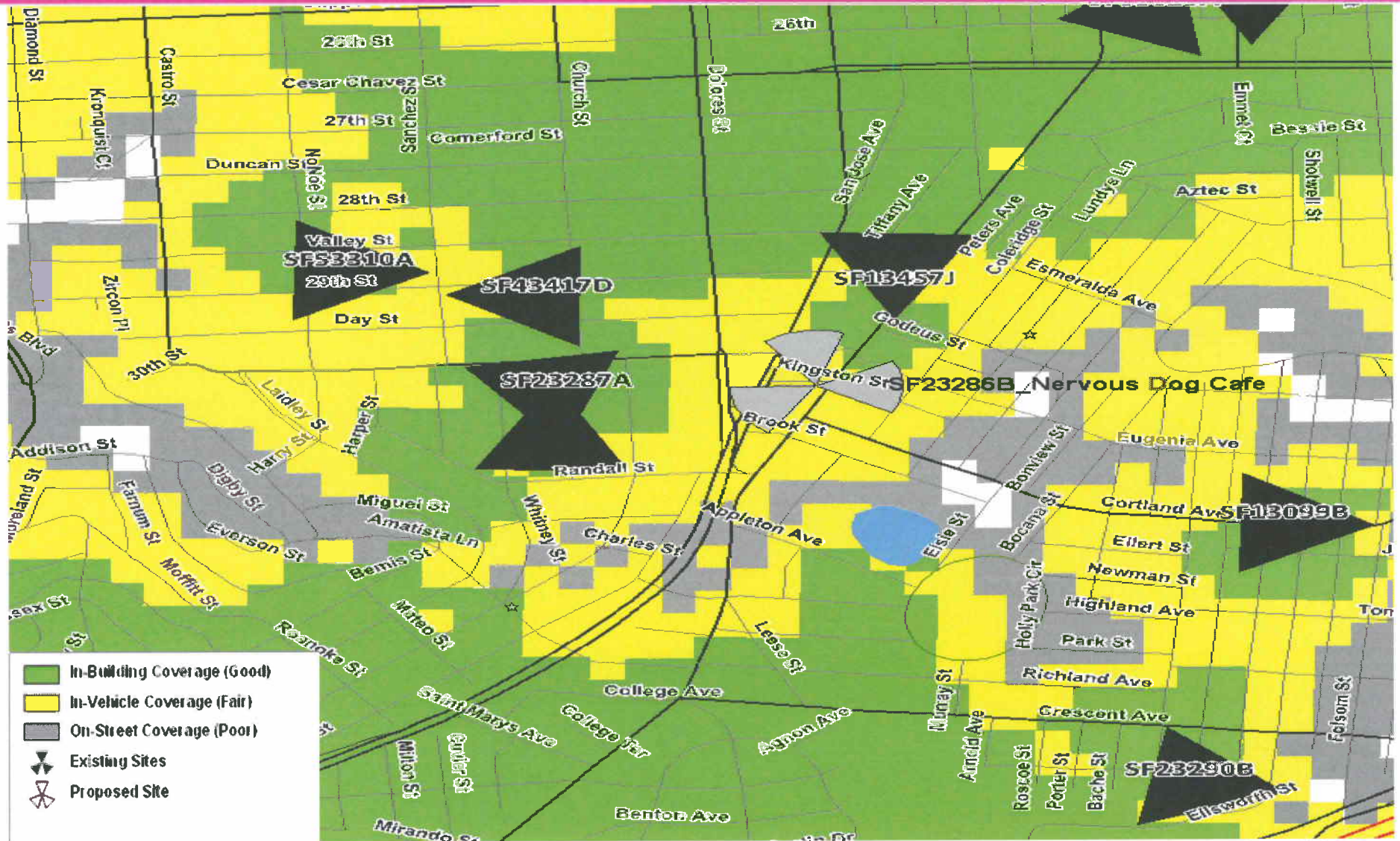
# Coverage Maps

## SF23286B

Nervous Dog Coffee Shop  
3438 Mission St, San Francisco, CA

**ROCKSOLID**  
COVERAGE





# Mobile Coverage with Proposed Site



- In-Building Coverage (Good)
- In-Vehicle Coverage (Fair)
- On-Street Coverage (Poor)
- Existing Sites
- Proposed Site

**ROCKSOLID**  
COVERAGE

**T-Mobile West Corp. • Proposed Base Station (Site No. SF23286B)  
3438 Mission Street • San Francisco, California**

**Statement of Hammett & Edison, Inc., Consulting Engineers**

The firm of Hammett & Edison, Inc., Consulting Engineers, has been retained on behalf of T-Mobile West Corp., a personal wireless telecommunications carrier, to evaluate the base station (Site No. SF23286B) proposed to be located at 3438 Mission Street in San Francisco, California, for compliance with appropriate guidelines limiting human exposure to radio frequency (“RF”) electromagnetic fields.

**Background**

The San Francisco Department of Public Health has adopted a 10-point checklist for determining compliance of WTS facilities with prevailing safety standards. The acceptable limits set by the FCC for exposures of unlimited duration are:

<u>Personal Wireless Service</u>	<u>Frequency Band</u>	<u>Occupational Limit</u>	<u>Public Limit</u>
Broadband Radio (“BRS”)	2,600 MHz	5.00 mW/cm <sup>2</sup>	1.00 mW/cm <sup>2</sup>
Advanced Wireless (“AWS”)	2,100	5.00	1.00
Personal Communication (“PCS”)	1,950	5.00	1.00
Cellular Telephone	870	2.90	0.58
Specialized Mobile Radio (“SMR”)	855	2.85	0.57
Long Term Evolution (“LTE”)	700	2.35	0.47
[most restrictive frequency range]	30–300	1.00	0.20

The site was visited by Mr. Robert H. Taylor, a qualified field technician employed by Hammett & Edison, Inc., during normal business hours on May 4, 2010, a non-holiday weekday, and reference has been made to information provided by T-Mobile, including zoning drawings by Michael Wilk Architecture, dated September 29, 2010.

**Checklist**

*1. The location of all existing antennas and facilities at site. Existing RF levels.*

There were observed no wireless base stations installed at the site. Existing RF levels for a person at ground near the site were less than 1% of the most restrictive public exposure limit.

*2. The location of all approved (but not installed) antennas and facilities. Expected RF levels from approved antennas.*

No other WTS facilities are reported to be approved for this site but not yet installed.

*3. The number and types of WTS within 100 feet of proposed site and estimates of additive EMR emissions at proposed site.*

There were no other WTS facilities observed within 100 feet of the site.



**T-Mobile West Corp. • Proposed Base Station (Site No. SF23286B)  
3438 Mission Street • San Francisco, California**

4. Location (and number) of Applicant's antennas and back-up facilities per building and location (and number) of other WTS at site.

T-Mobile proposes to install five directional panel antennas – three Andrew Model HBX-6513D5-VTM and two RFS Model APXV18-206516S-C-A20 – within five cylindrical enclosures, configured to resemble vents, to be placed above the roof of the three-story mixed-use building located at 3438 Mission Street. The antennas would be mounted with up to 2° downtilt at an effective height of about 46 feet above ground, 3 feet above the roof, and would be oriented toward 90°T, 245°T, and 350°T.

5. Power rating (maximum and expected operating power) for all existing and proposed backup equipment subject to application.

The expected operating power of the T-Mobile transmitters is reflected in the resulting effective radiated power given in Item 6 below; the transmitters may operate at a power below their maximum rating.

6. Total number of watts per installation and total number of watts for all installations at site.

The maximum effective radiated power proposed by T-Mobile in any direction is 1,840 watts, representing simultaneous operation at 620 watts for PCS and 1,220 watts for AWS operation.

7. Plot or roof plan showing method of attachment of antennas, directionality of antennas, and height above roof level. Discuss nearby inhabited buildings.

The drawings show the proposed antennas to be installed as described in Item 4 above. There were noted no buildings of similar height within 100 feet.

8. Estimated ambient RF levels for proposed site and identify three-dimensional perimeter where exposure standards are exceeded.

For a person anywhere at ground, the maximum ambient RF exposure level due to the proposed T-Mobile operation is calculated to be 0.0042 mW/cm<sup>2</sup>, which is 0.42% of the applicable public exposure limit. Ambient RF levels at the site are therefore estimated to remain below 1% of the limit. The three-dimensional perimeter of RF levels equal to the public exposure limit is calculated to extend up to 21 feet out from the antenna faces and to much lesser distances above, below, and to the sides; this includes areas on the roof of the building but does not reach any publicly accessible areas.

9. Describe proposed signage at site.

It is recommended that the roof access ladder be locked\* so that the antennas would not be accessible to the general public. To prevent occupational exposures in excess of the FCC guidelines, no access within 7 feet directly in front of the antennas, such as might occur during maintenance work on the

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\* Not used for fire egress, as there are no doors, hatches, or other ladders by which tenants could access the roof; may require approval from the San Francisco Fire Department.



**T-Mobile West Corp. • Proposed Base Station (Site No. SF23286B)  
3438 Mission Street • San Francisco, California**

roof, should be allowed while the base station is in operation, unless other measures can be demonstrated to ensure that occupational protection requirements are met. Marking “exclusion areas” with yellow striping to the edge of the roof in front of the antennas, and posting explanatory warning signs† at the roof access ladder and on the antenna enclosures, such that the signs would be readily visible from any angle of approach to persons who might need to work within that distance, would be sufficient to meet FCC-adopted guidelines.

*10. Statement of authorship.*

The undersigned author of this statement is a qualified Professional Engineer, holding California Registrations Nos. E-13026 and M-20676, which expire on June 30, 2011. This work has been carried out under his direction, and all statements are true and correct of his own knowledge except, where noted, when data has been supplied by others, which data he believes to be correct.

**Conclusion**

Based on the information and analysis above, it is the undersigned’s professional opinion that the operation of the base station proposed by T-Mobile at 3438 Mission Street in San Francisco can comply with the prevailing standards for limiting public exposure to radio frequency energy and, therefore, need not for this reason cause a significant impact on the environment. The highest calculated level in publicly accessible areas is much less than the prevailing standards allow for exposures of unlimited duration. This finding is consistent with measurements of actual exposure conditions taken at other operating base stations. Marking the roof and posting explanatory signs is recommended to establish compliance with occupational exposure limitations.



A handwritten signature in blue ink that reads "William F. Hammett". The signature is written over a horizontal line.

William F. Hammett, P.E.  
707/996-5200

November 8, 2010

† Warning signs should comply with OET-65 color, symbol, and content recommendations. Contact information should be provided (e.g., a telephone number) to arrange for access to restricted areas. The selection of language(s) is not an engineering matter; the San Francisco Department of Public Health recommends that all signs be written in English, Spanish, and Chinese.





**Review of Cellular Antenna Site Proposals**

**Project Sponsor :** T-Mobile **Planner:** Jonas Ionin  
**RF Engineer Consultant:** Hammett and Edison **Phone Number:** (707) 996-5200  
**Project Address/Location:** 3438 Mission St  
**Site ID:** 1268 **SiteNo.:** SF23286

The following information is required to be provided before approval of this project can be made. These information requirements are established in the San Francisco Planning Department Wireless Telecommunications Services Facility Siting Guidelines dated August 1996. In order to facilitate quicker approval of this project, it is recommended that the project sponsor review this document before submitting the proposal to ensure that all requirements are included.

- X 1. The location of all existing antennas and facilities. Existing RF levels. (WTS-FSG, Section 11, 2b)  
 Existing Antennas    No Existing Antennas: 0
- X 2. The location of all approved (but not installed) antennas and facilities. Expected RF levels from the approved antennas. (WTS-FSG Section 11, 2b)  
 Yes     No
- X 3. The number and types of WTS within 100 feet of the proposed site and provide estimates of cumulative EMR emissions at the proposed site. (WTS-FSG, Section 10.5.2)  
 Yes     No
- X 4. Location (and number) of the Applicant's antennas and back-up facilities per building and number and location of other telecommunication facilities on the property (WTS-FSG, Section 10.4.1a)
- X 5. Power rating (maximum and expected operating power) for all existing and proposed backup equipment subject to the application (WTS-FSG, Section 10.4.1c)  
 Maximum Power Rating: 1840 watts.
- X 6. The total number of watts per installation and the total number of watts for all installations on the building (roof or side) (WTS-FSG, Section 10.5.1).  
 Maximum Effective Radiant: 1840 watts.
- X 7. Preferred method of attachment of proposed antenna (roof, wall mounted, monopole) with plot or roof plan. Show directionality of antennas. Indicate height above roof level. Discuss nearby inhabited buildings (particularly in direction of antennas) (WTS-FSG, Section 10.41d)
- X 8. Report estimated ambient radio frequency fields for the proposed site (identify the three-dimensional perimeter where the FCC standards are exceeded.) (WTS-FSG, Section 10.5) State FCC standard utilized and power density exposure level (i.e. 1986 NCRP, 200  $\mu\text{w}/\text{cm}^2$ )  
 Maximum RF Exposure: 0.0042  $\text{mW}/\text{cm}^2$     Maximum RF Exposure Percent: 0.42
- X 9. Signage at the facility identifying all WTS equipment and safety precautions for people nearing the equipment as may be required by any applicable FCC-adopted standards. (WTS-FSG, Section 10.9.2). Discuss signage for those who speak languages other than English.
 

<input checked="" type="checkbox"/> Public_Exclusion_Area	Public Exclusion In Feet:	<u>21</u>
<input checked="" type="checkbox"/> Occupational_Exclusion_Area	Occupational Exclusion In Feet:	<u>7</u>

X 10. Statement on who produced this report and qualifications.

X **Approved.** Based on the information provided the following staff believes that the project proposal will comply with the current Federal Communication Commission safety standards for radiofrequency radiation exposure. FCC standard 1986-NCRP **Approval of the subsequent Project Implementation Report is based on project sponsor completing recommendations by project consultant and DPH.**

*Comments:*

There are currently no antennas operated by T-Mobile installed on the roof top of the building at 3438 Mission Street. Existing RF levels at ground level were around 1% of the FCC public exposure limit. There were observed no other antennas within 100 feet of this site. T-Mobile proposes to install 5 new antennas. The antennas will be mounted at a height of 46 feet above the ground. The estimated ambient RF field from the proposed T-Mobile transmitters at ground level is calculated to be 0.0042 mW/sq cm., which is 0.42 % of the FCC public exposure limit. The three dimensional perimeter of RF levels equal to the public exposure limit extends 21 feet which includes areas of the roof top but does not reach any publicly accessible areas. Exclusion zones should be marked with yellow striping and warning signs must be posted at the antennas and roof access points in English, Spanish and Chinese. Worker should not have access to within 7 feet of the front of the antennas while they are in operation.

       **Not Approved**, additional information required.

       **Not Approved**, does not comply with Federal Communication Commission safety standards for radiofrequency radiation exposure. FCC Standard

       1 Hours spent reviewing

Charges to Project Sponsor (in addition to previous charges, to be received at time of receipt by S)

Signed: \_\_\_\_\_



Dated: 11/9/2010 \_\_\_\_\_

Patrick Fosdahl

Environmental Health Management Section  
San Francisco Dept. of Public Health  
1390 Market St., Suite 210,  
San Francisco, CA. 94102  
(415) 252-3904



# SAN FRANCISCO PLANNING DEPARTMENT

Subject to: (Select only if applicable)

- Affordable Housing (Sec. 415)
- Jobs Housing Linkage Program (Sec. 413)
- Downtown Park Fee (Sec. 412)
- First Source Hiring (Admin. Code)
- Child Care Requirement (Sec. 414)
- Other

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## Planning Commission Motion No. XXXXX

HEARING DATE: MARCH 24, 2011

*Date:* March 17, 2011  
*Case No.:* **2010.0386C**  
*Project Address:* **3438 Mission Street**  
*Current Zoning:* NC - 3 (Moderate Scale Neighborhood Commercial) District  
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 2001 McAllister Street  
 San Francisco, CA 94118  
*Staff Contact:* Diego R Sánchez – (415) 575-9082  
 diego.sanchez@sfgov.org

ADOPTING FINDINGS RELATING TO THE APPROVAL OF A CONDITIONAL USE AUTHORIZATION UNDER PLANNING CODE SECTIONS 712.83 AND 303 TO INSTALL A WIRELESS TELECOMMUNICATIONS FACILITY CONSISTING OF FIVE PANEL ANTENNAS AND ASSOCIATED EQUIPMENT ON A THREE STORY MIXED USE BUILDING AS PART OF THE T MOBILE WIRELESS TELECOMMUNICATIONS NETWORK WITHIN THE NC-3 (MODERATE SCALE NEIGHBORHOOD COMMERCIAL) ZONING DISTRICT AND A 40-X HEIGHT AND BULK DISTRICT.

### PREAMBLE

On May 20, 2010, T Mobile (hereinafter "Project Sponsor"), made an application (hereinafter "application"), for Conditional Use Authorization on the property at 3438 Mission Street, Lot 008 in Assessor's Block 6660, (hereinafter "project site") to install a wireless telecommunications facility consisting of five panel antennas on an existing three story mixed use building as part of the T Mobile wireless telecommunications network within the NC-3 (Moderate Scale Neighborhood Commercial) Zoning District and a 40-X Height and Bulk District.

The project is exempt from the California Environmental Quality Act ("CEQA") as a Class 3 categorical exemption. The Commission has reviewed and concurs with said determination. The categorical exemption and all pertinent documents may be found in the files of the Planning Department (hereinafter "Department"), as the custodian of records, at 1650 Mission Street, San Francisco.

On March 24<sup>th</sup>, 2011, the San Francisco Planning Commission (hereinafter "Commission") conducted a duly noticed public hearing at a regularly scheduled meeting on the application for a Conditional Use authorization.

The Commission has heard and considered the testimony presented to it at the public hearing and has further considered written materials and oral testimony presented on behalf of the applicant, department staff, and other interested parties.

**MOVED**, that the Commission hereby authorizes the Conditional Use in Application No. 2010.0386C, subject to the conditions contained in "EXHIBIT A" of this motion, based on the following findings:

## FINDINGS

Having reviewed the materials identified in the preamble above, and having heard all testimony and arguments, this Commission finds, concludes, and determines as follows:

1. The above recitals are accurate and constitute findings of this Commission.
2. **Site Description and Present Use.** The proposed site, 3438 Mission Street, is a three story mixed used building with an eating and drinking establishment on the ground floor and two dwellings above, according to assessor records. The lot is at the southeast corner of Mission and Kingston Streets. The building was constructed in 1900, according to Assessor records, and covers the majority of the 2,650 square foot lot.
3. **Surrounding Properties and Neighborhood.** The Project Site is located on Mission Street, south of Cesar Chavez Street, adjacent to the Bernal Heights and Mission neighborhoods. The subject site is zoned as a Moderate Scale Neighborhood Commercial District which is a zoning district intended to offer a wide variety of goods and services to a population greater than the immediate neighborhood. A diverse commercial environment is encouraged and a wide variety of uses are permitted. As such, the uses surrounding the subject property include a professional service use, multifamily apartment buildings, eating and drinking establishments, general grocery stores and personal service uses. Uses in the vicinity also include retail stores, an automotive gas station and other residential buildings. Properties in the vicinity are zoned RH-2 (Residential, House, Two Family) and NC-3 (Moderate Scale Neighborhood Commercial District).
4. **Project Description.** The proposal is to install five panel antennas, one GPS antenna and associated equipment cabinets as part of the wireless transmission network operated by T Mobile on a Location Preference 5 (Preferred Location – Mixed Use Buildings in High Density Districts) site according to the Wireless Telecommunications Services (WTS) Siting Guidelines. The five panel antennas will be located at three locations on the roof of the three mixed use building. One group of two antennas will be located toward the front property line. The second group of two antennas will be located approximately in the middle of lot. The last antenna is situated toward the rear of the lot. All antennas will be housed within

faux vents. The antennas will be mounted at heights of approximately 46 feet. The antennas measure 53.1 inches high, 3.15 inches deep and 6.9 inches wide.

5. **Past History and Actions.** The Planning Commission established guidelines for the installation of wireless telecommunications facilities in 1996 (“Guidelines”). These Guidelines set forth the land use policies and practices that guide the installation and approval of wireless facilities throughout San Francisco. A large portion of the Guidelines was dedicated to establishing location preferences for these installations. The Board of Supervisors, in Resolution No. 635-96, provided input as to where wireless facilities should be located within San Francisco. The Guidelines were updated by the Commission in 2003, requiring community outreach, notification, and detailed information about the facilities to be installed.<sup>1</sup>

Section 8.1 of the Guidelines outlines Location Preferences for wireless facilities. There are five primary areas where the installation of wireless facilities should be located:

1. Publicly-used Structures: such facilities as fire stations, utility structures, community facilities, and other public structures;
2. Co-Location Site: encourages installation of facilities on buildings that already have wireless installations;
3. Industrial or Commercial Structures: buildings such as warehouses, factories, garages, service stations;
4. Industrial or Commercial Structures: buildings such as supermarkets, retail stores, banks; and
5. Mixed Use Buildings in High Density Districts: buildings such as housing above commercial or other non-residential space.

Before the Planning Commission can review an application to install a wireless facility, the project sponsor must submit a five-year facilities plan, which must be updated biannually, an emissions report and approval by the Department of Public Health, Section 106 Declaration of Intent, a submittal checklist and details about the facilities to be installed.

Under Section 704(B)(iv) of the 1996 Federal Telecommunications Act, local jurisdictions cannot deny wireless facilities based on Radio Frequency (RF) radiation emissions so long as such facilities comply with the FCC’s regulations concerning such emissions.

On March 24<sup>th</sup>, 2011, the Commission conducted a duly noticed public hearing at a regularly scheduled meeting on the application for a Conditional Use authorization pursuant to Planning Code Sections 712.83 and 303 to allow the installation of a wireless telecommunications facility consisting of five panel antennas and related equipment and one GPS antenna on an existing three story mixed use building as part of the T Mobile wireless telecommunications network.

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<sup>1</sup> PC Resolution 16539, passed March 13, 2003.

6. **Location Preference.** The *WTS Facilities Siting Guidelines* identify different types of buildings for the siting of wireless telecommunications facilities. Under the *Guidelines*, the Project is a Location Preference Number 5, a mixed use building in a high density district.
7. **Radio Waves Range.** The Project Sponsor has stated that the proposed wireless network will transmit calls by radio waves operating in the 1960 to 2155 Megahertz (MHZ) bands and receive calls in the 1710 to 1895 MHZ bands, which are regulated by the Federal Communications Commission (FCC) and which must comply with the FCC-adopted health and safety standards for electromagnetic radiation and radio frequency radiation.
8. **Radiofrequency (RF) Emissions:** The project sponsor retained Hammett & Edison, Inc., a radio engineering consulting firm, to prepare a report describing the expected RF emissions from the proposed facility. Pursuant to the *Guidelines*, the Department of Public Health reviewed the report and determined that the proposed facility complies with the standards set forth in the *Guidelines*.
9. **Department of Public Health Review and Approval.** The proposed project was referred to the Department of Public Health (DPH) for emissions exposure analysis. There are no existing wireless telecommunications facilities at the site. The existing RF levels at ground level were around 1% of the FCC public exposure limit. There were observed no other antennas within 100 feet of this site. T Mobile proposes to install 5 new antennas. The antennas will be mounted at a height of 45 feet above the ground. The estimated ambient RF field from the T Mobile transmitters at ground level is calculated to be 0.0042 mW/cm<sup>2</sup>, which is 0.42% of the public FCC public exposure limit. The three dimensional perimeter of RF levels equal to the public exposure limit is expected to extend 21 feet which includes areas of the roof top but does not reach any publically accessible areas. Exclusion zones should be marked with yellow striping and warning signs must be placed at the antennas and roof access in English, Spanish and Chinese. Workers should not have access to within 7 feet of the front of the antennas while they are in operation.
10. **Maintenance Schedule.** The proposed facility would operate without on-site staff but with a two-person maintenance crew visiting the property approximately once a month and on an as-needed basis to service and monitor the facility.
11. **Community Outreach.** Per the *Guidelines*, the project sponsor held a Community Outreach Meeting for the proposed project. The meeting was held at 6:00 P.M. on December 6<sup>th</sup>, 2010 at The Upper Noe Valley Recreation Center (290 Day Street). A total of 3 members of the public attended the meeting with general comments and concerns regarding potential health impacts.
12. **Five-year plan:** Per the *Guidelines*, the project sponsor submitted its latest five-year plan, as required, in October 2010.



**13. Public Comment.** As of March 16, 2011, the Department has received 1 letter requesting further information about the project.

**14. Planning Code Compliance.** The Commission finds that the Project is consistent with the relevant provisions of the Planning Code in the following manner:

A. **Use.** Planning Code Section 712.83 requires Conditional Use authorization for the installation of wireless transmission facilities.

*The project sponsor is seeking Conditional Use authorization to install a wireless transmission facility consisting of five antennas, a GPS antenna and associated equipment cabinets.*

B. **Height.** Height Map 11 indicates that the subject property is within a 40 foot Height District, limiting the height of structures to no more than 40 feet above grade, as measured in accordance with Planning Code Section 260.

*While the project is in a 40 Foot Height District and the antennas are proposed to be mounted above that limit, Planning Code Section 260(b)2(I) exempts radio antennae for transmission, reception, or relay of radio, television or other electronic signals, where permitted as a principal or conditional use from the height limit in this instance.*

**15. Planning Code Section 303** establishes criteria for the Planning Commission to consider when reviewing applications for Conditional Use approval. On balance, the project does comply with said criteria in that:

A. The proposed new uses and building, at the size and intensity contemplated and at the proposed location, will provide a development that is necessary or desirable, and compatible with, the neighborhood or the community.

*i. Desirable: San Francisco is a leader of the technological economy; it is important and desirable to the vitality of the city to have and maintain adequate telecommunications coverage and data capacity. This includes the installation and upgrading of systems to keep up with changing technology and increases in usage. It is desirable for the City to allow wireless facilities to be installed.*

*The proposed project at 3438 Mission Street will be desirable and compatible with the surrounding neighborhood because the project will not conflict with the existing uses of the property and will be of such size and nature to be compatible with the surrounding vicinity. The approval of this authorization has been found, first and foremost, to ensure public safety, and ensure that the placement of antennas and related support and protection features are so located, designed, and treated architecturally to minimize their visibility from public places, to avoid intrusion into public vistas, avoid disruption of the architectural design integrity of building and ensure harmony with neighborhood character.*

- ii. *Necessary: In the case of wireless installations, there are 2 criteria that the Commission reviews: coverage and capacity.*

*Coverage: It is necessary for San Francisco to have as much coverage as possible in terms of wireless facilities. Due to the topography and tall buildings in San Francisco, unique coverage issues arise because the hills and building break up coverage. Thus, telecommunication carriers often install additional installations to make sure coverage is sufficient.*

*Capacity: While a carrier may have adequate coverage in a certain area, the capacity may not be sufficient. With the continuous innovations in wireless data technology and demand placed on existing infrastructure, individual telecommunications carriers must upgrade and in some instances expand their facilities network to be able to have proper data distribution. It is necessary for San Francisco, as a leader in technology, to have adequate capacity.*

*The proposed project at 3438 Mission Street is necessary in order to achieve sufficient street and in-building mobile phone coverage along this portion of Mission Street, south of Cesar Chavez and adjacent to Bernal Heights and Glen Park neighborhoods. Recent drive tests in the subject area conducted by the T Mobile Radio Frequency Engineering Team provide conclusive evidence that the subject property is the most viable location, based on factors including quality of coverage, population density, land use compatibility, zoning and aesthetics. The proposed coverage area will serve the vicinity bounded by 29<sup>th</sup> Street to the north, Charles Street to the south, Whitney Street to the west and Elsie Street to the east, as indicated in the coverage maps. This facility will fill in the gaps to improve coverage along this portion of Mission Street as well as to provide necessary facilities for emergency transmission and improved communication for the adjacent neighborhoods, community and the region.*

- B. The proposed project will not be detrimental to the health, safety, convenience or general welfare of persons residing or working in the vicinity. There are no features of the project that could be detrimental to the health, safety or convenience of those residing or working the area, in that:

- i. Nature of proposed site, including its size and shape, and the proposed size, shape and arrangement of structures;

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*The proposed project must comply with all applicable Federal and State regulations to safeguard the health, safety and to ensure that persons residing or working in the vicinity will not be affected, and prevent harm to other personal property.*

*The Department of Public Health conducted an evaluation of potential health effects from Radio Frequency radiation, and has concluded that the proposed wireless transmission facilities will have no adverse health effects if operated in compliance with the FCC-adopted health and safety standards. The Department has received information that the*

*proposed wireless system must be operated so as not to interfere with radio or television reception in order to comply with the provisions of its license under the FCC.*

*The Department is developing a database of all such wireless communications facilities operating or proposed for operation in the City and County of San Francisco. All applicants are now required to submit information on the location and nature of all existing and approved wireless transmission facilities operated by the Project Sponsor. The goal of this effort is to foster public information as to the location of these facilities.*

- ii. The accessibility and traffic patterns for persons and vehicles, the type and volume of such traffic, and the adequacy of proposed off-street parking and loading;

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*No increase in traffic volume is anticipated with the facilities operating unmanned, with a single maintenance crew visiting the site once a month or on an as-needed basis.*

- iii. The safeguards afforded to prevent noxious or offensive emissions such as noise, glare, dust and odor;

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*While some noise and dust may result from the erection of the antennas and transceiver equipment, noise or noxious emissions from continued use are not likely to be significantly greater than ambient conditions due to the operation of the wireless communication network.*

- iv. Treatment given, as appropriate, to such aspects as landscaping, screening, open spaces, parking and loading areas, service areas, lighting and signs;

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*The proposed antennas are proposed to be screened by faux vents at all locations.*

- C. That the use as proposed will comply with the applicable provisions of the Planning Code and will not adversely affect the General Plan.

*The Project complies with all relevant requirements and standards of the Planning Code and is consistent with objectives and policies of the General Plan as detailed below.*

- 16. **General Plan Compliance.** The Project is, on balance, consistent with the following Objectives and Policies of the General Plan

## HOUSING ELEMENT

### HOUSING DENSITY, DENSITY, DESIGN & QUALITY OF LIFE

#### OBJECTIVE 11 - IN INCREASING THE SUPPLY OF HOUSING, PURSUE PLACE MAKING AND NEIGHBORHOOD BUILDING PRINCIPLES AND PRACTICES TO MAINTAIN SAN

**FRANCISCO'S DESIRABLE URBAN FABRIC AND ENHANCE LIVABILITY IN ALL NEIGHBORHOODS.**

**POLICY 11.2** - Ensure housing is provided with adequate public improvements, services, and amenities.

*The Proposed Project will improve T Mobile Wireless coverage in an area with a variety of uses including residential, commercial and light industrial uses.*

**COMMERCE AND INDUSTRY ELEMENT**

**Objectives and Policies**

**OBJECTIVE 1:**

MANAGE ECONOMIC GROWTH AND CHANGE TO ENSURE ENHANCEMENT OF THE TOTAL CITY LIVING AND WORKING ENVIRONMENT.

**Policy 1:**

Encourage development, which provides substantial net benefits and minimizes undesirable consequences. Discourage development, which has substantial undesirable consequences that cannot be mitigated.

**Policy 2:**

Assure that all commercial and industrial uses meet minimum, reasonable performance standards.

*The project would enhance the total city living and working environment by providing communication services for residents and workers within the City. Additionally, the project would comply with Federal, State and Local performance standards.*

**OBJECTIVE 2:**

MAINTAIN AND ENHANCE A SOUND AND DIVERSE ECONOMIC BASE AND FISCAL STRUCTURE FOR THE CITY.

**Policy 1:**

Seek to retain existing commercial and industrial activity and to attract new such activity to the city.

**Policy 3:**

Maintain a favorable social and cultural climate in the city in order to enhance its attractiveness as a firm location.

*The site is an integral part of a new wireless communications network that will enhance the City's diverse economic base.*

**OBJECTIVE 4:**

IMPROVE THE VIABILITY OF EXISTING INDUSTRY IN THE CITY AND THE ATTRACTIVENESS OF THE CITY AS A LOCATION FOR NEW INDUSTRY.

**Policy 1:**

Maintain and enhance a favorable business climate in the City.

**Policy 2:**

Promote and attract those economic activities with potential benefit to the City.

*The project would benefit the City by enhancing the business climate through improved communication services for residents and workers.*

**VISITOR TRADE**

**OBJECTIVE 8 - ENHANCE SAN FRANCISCO'S POSITION AS A NATIONAL CENTER FOR CONVENTIONS AND VISITOR TRADE.**

**POLICY 8.3** - Assure that areas of particular visitor attraction are provided with adequate public services for both residents and visitors.

*The Project will ensure that residents and visitors have adequate public service in the form of T Mobile Wireless mobile telecommunications.*

**COMMUNITY SAFETY ELEMENT**

**Objectives and Policies**

**OBJECTIVE 3:**

ENSURE THE PROTECTION OF LIFE AND PROPERTY FROM THE EFFECTS OF FIRE OR NATURAL DISASTER THROUGH ADEQUATE EMERGENCY OPERATIONS PREPARATION.

**Policy 1:**

Maintain a local agency for the provision of emergency services to meet the needs of San Francisco.

**Policy 2:**

Develop and maintain viable, up-to-date in-house emergency operations plans, with necessary equipment, for operational capability of all emergency service agencies and departments.

**Policy 3:**

Maintain and expand agreements for emergency assistance from other jurisdictions to ensure adequate aid in time of need.

**Policy 4:**

Establish and maintain an adequate Emergency Operations Center.

**Policy 5:**

Maintain and expand the city's fire prevention and fire-fighting capability.

**Policy 6:**

Establish a system of emergency access routes for both emergency operations and evacuation.

*The project would enhance the ability of the City to protect both life and property from the effects of a fire or natural disaster by providing communication services.*

17. **Planning Code Section 101.1(b)** establishes eight priority-planning policies and requires review of permits for consistency with said policies. On balance, the project does comply with said policies in that:

A. That existing neighborhood-serving retail uses be preserved and enhanced and future opportunities for resident employment in and ownership of such businesses be enhanced.

*No neighborhood-serving retail use would be displaced and the wireless communications network will enhance personal communication services.*

B. That existing housing and neighborhood character be conserved and protected in order to preserve the cultural and economic diversity of our neighborhoods.

*No residential uses would be displaced or altered in any way by the granting of this authorization.*

C. That the City's supply of affordable housing be preserved and enhanced,

*The project would have no adverse impact on affordable housing.*

D. That commuter traffic not impede MUNI transit service or overburden our streets or neighborhood parking.

*Due to the nature of the project and minimal maintenance or repair, municipal transit service would not be impeded and neighborhood parking would not be overburdened.*

E. That a diverse economic base be maintained by protecting our industrial and service sectors from displacement due to commercial office development, and that future opportunities for resident employment and ownership in these sectors be enhanced.

*The Project would cause no displacement of industrial and service sector activity.*

F. That the City achieve the greatest possible preparedness to protect against injury and loss of life in an earthquake.

*Compliance with applicable structural safety and seismic safety requirements would be considered during the building permit application review process.*

- G. That landmarks and historic buildings be preserved.

*The Historic Preservation Specialist for this area of San Francisco has reviewed the Proposed Project and concluded that there are no landmarks or historic buildings involved in the Proposed Project.*

- H. That our parks and open space and their access to sunlight and vistas be protected from development.

*The Project will have no adverse impact on parks or open space, or their access to sunlight or vistas.*

18. The Project is consistent with and would promote the general and specific purposes of the Code provided under Section 101.1(b) in that, as designed, the Project would contribute to the character and stability of the neighborhood and would constitute a beneficial development.
19. The Commission hereby finds that approval of the Determination of Compliance authorization would promote the health, safety and welfare of the City.

DECISION

The Commission, after carefully balancing the competing public and private interests, and based upon the Recitals and Findings set forth above, in accordance with the standards specified in the Code, hereby approves the Conditional Use authorization under Planning Code Sections 712.83 and 303 to install a wireless telecommunications facility consisting of five panel antennas with related equipment on an existing three story mixed use building with a Location Preference 5 (Preferred Location – Mixed Use Building in High Density District) according to the Wireless Telecommunications Services (WTS) Siting Guidelines, as part of the T Mobile wireless telecommunications network within the NC-3 (Moderate Scale Neighborhood Commercial) Zoning District and a 40-X Height and Bulk District and subject to the conditions of approval attached hereto as **Exhibit A**.

**APPEAL AND EFFECTIVE DATE OF MOTION:** Any aggrieved person may appeal this conditional use authorization to the Board of Supervisors within thirty (30) days after the date of this Motion No. XXXXX. The effective date of this Motion shall be the date of this Motion if not appealed (after the 30-day period has expired) OR the date of the decision of the Board of Supervisors if appealed to the Board of Supervisors. For further information, please contact the Board of Supervisors at (415) 554-5184, City Hall, Room 244, 1 Dr. Carlton B. Goodlett Place, San Francisco, CA 94102.

I hereby certify that the foregoing Motion was adopted by the Planning Commission on **March 24<sup>th</sup>, 2011**.

---

Linda Avery  
Commission Secretary

AYES:

NAYS:

ABSENT:

ADOPTED: March 24<sup>th</sup>, 2011



## Exhibit A

# Conditions of Approval

Whenever "Project Sponsor" is used in the following conditions, the conditions shall also bind any successor to the Project or other persons having an interest in the Project or underlying property.

### AUTHORIZATION

This authorization is for a conditional use to allow a wireless telecommunications facility consisting of five panel antennas located at 3438 Mission Street, Lot 008 in Assessor's Block 6660 pursuant to Planning Code Section(s) 712.83 and 303 within the NC-3 (Moderate Scale Neighborhood Commercial) District and a 40-X Height and Bulk District; in general conformance with plans, dated November 12, 2010, and stamped "EXHIBIT B" included in the docket for Case No. 2010.0386C and subject to conditions of approval reviewed and approved by the Commission on **March 24, 2011** under Motion No. XXXXX. This authorization and the conditions contained herein run with the property and not with a particular Project Sponsor, business, or operator.

### RECORDATION OF CONDITIONS OF APPROVAL

Prior to the issuance of the building permit or commencement of use for the Project the Zoning Administrator shall approve and order the recordation of a Notice in the Official Records of the Recorder of the City and County of San Francisco for the subject property. This Notice shall state that the project is subject to the conditions of approval contained herein and reviewed and approved by the Planning Commission on **March 24, 2011** under Motion No. XXXXX.

### PRINTING OF CONDITIONS OF APPROVAL ON PLANS

The conditions of approval under the 'Exhibit A' of this Planning Commission Motion No. XXXXX shall be reproduced on the Index Sheet of construction plans submitted with the Site or Building permit application for the Project. The Index Sheet of the construction plans shall reference to the Conditional Use authorization and any subsequent amendments or modifications.

### SEVERABILITY

The Project shall comply with all applicable City codes and requirements. If any clause, sentence, section or any part of these conditions of approval is for any reason held to be invalid, such invalidity shall not affect or impair other remaining clauses, sentences, or sections of these conditions. This decision conveys no right to construct, or to receive a building permit. "Project Sponsor" shall include any subsequent responsible party.

## CHANGES AND MODIFICATIONS

Changes to the approved plans may be approved administratively by the Zoning Administrator. Significant changes and modifications of conditions shall require Planning Commission approval of a new Conditional Use authorization.

## PERFORMANCE

**Validity and Expiration.** The authorization and right vested by virtue of this action is valid for three years from the effective date of the Motion. A building permit from the Department of Building Inspection to construct the project and/or commence the approved use must be issued as this Conditional Use authorization is only an approval of the proposed project and conveys no independent right to construct the project or to commence the approved use. The Planning Commission may, in a public hearing, consider the revocation of the approvals granted if a site or building permit has not been obtained within three (3) years of the date of the Motion approving the Project. Once a site or building permit has been issued, construction must commence within the timeframe required by the Department of Building Inspection and be continued diligently to completion. The Commission may also consider revoking the approvals if a permit for the Project has been issued but is allowed to expire and more than three (3) years have passed since the Motion was approved.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org).*

**Extension.** This authorization may be extended at the discretion of the Zoning Administrator only where failure to issue a permit by the Department of Building Inspection to perform said tenant improvements is caused by a delay by a local, State or Federal agency or by any appeal of the issuance of such permit(s).

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org).*

## DESIGN – COMPLIANCE AT PLAN STAGE

**Plan Drawings - WTS.** Prior to the issuance of any building or electrical permits for the installation of the facilities, the Project Sponsor shall submit final scaled drawings for review and approval by the Planning Department ("Plan Drawings"). The Plan Drawings shall describe:

- a. Structure and Siting. Identify all facility related support and protection measures to be installed. This includes, but is not limited to, the location(s) and method(s) of placement, support, protection, screening, paint and/or other treatments of the antennas and other appurtenances to insure public safety, insure compatibility with urban design, architectural and historic preservation principles, and harmony with neighborhood character.
- b. For the Project Site, regardless of the ownership of the existing facilities. Identify the location of all existing antennas and facilities; and identify the location of all approved (but not installed) antennas and facilities.
- c. Emissions. Provide a report, subject to approval of the Zoning Administrator, that operation of the facilities in addition to ambient RF emission levels will not exceed adopted FCC standards with regard to human exposure in uncontrolled areas.

*For information about compliance, contact the Case Planner, Planning Department at 415-558-6378, [www.sf-planning.org](http://www.sf-planning.org).*

**Screening - WTS.** To the extent necessary For information about compliance with adopted FCC regulations regarding human exposure to RF emissions, and upon the recommendation of the Zoning Administrator, the Project Sponsor shall:

- a. Modify the placement of the facilities;
- b. Install fencing, barriers or other appropriate structures or devices to restrict access to the facilities;
- c. Install multi-lingual signage, including the RF radiation hazard warning symbol identified in ANSI C95.2 1982, to notify persons that the facility could cause exposure to RF emissions;
- d. Implement any other practice reasonably necessary to ensure that the facility is operated in compliance with adopted FCC RF emission standards.
- e. To the extent necessary to minimize visual obtrusion and clutter, installations shall conform to the following standards:
- f. Antennas and back up equipment shall be painted, fenced, landscaped or otherwise treated architecturally so as to minimize visual impacts;
- g. Rooftop installations shall be setback such that back up facilities are not viewed from the street;
- h. Antennae attached to building facades shall be so placed, screened or otherwise treated to minimize any negative visual impact; and
- i. Although co location of various companies' facilities may be desirable, a maximum number of antennas and back up facilities on the Project Site shall be established, on a case by case basis, such that "antennae farms" or similar visual intrusions for the site and area is not created.

*For information about compliance, contact the Case Planner, Planning Department at 415-558-6378, [www.sf-planning.org](http://www.sf-planning.org).*

## MONITORING - AFTER ENTITLEMENT

**Enforcement.** Violation of any of the Planning Department conditions of approval contained in this Motion or of any other provisions of Planning Code applicable to this Project shall be subject to the enforcement procedures and administrative penalties set forth under Planning Code Section 176 or Section 176.1. The Planning Department may also refer the violation complaints to other city departments and agencies for appropriate enforcement action under their jurisdiction.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org).*

**Monitoring.** The Project requires monitoring of the conditions of approval in this Motion. The Project Sponsor or the subsequent responsible parties for the Project shall pay fees as established under Planning Code Section 351(e) (1) and work with the Planning Department for information about compliance.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org).*

**Revocation due to Violation of Conditions.** Should implementation of this Project result in complaints from interested property owners, residents, or commercial lessees which are not resolved by the Project Sponsor and found to be in violation of the Planning Code and/or the specific Conditions of Approval for

the Project as set forth in Exhibit A of this Motion, the Zoning Administrator shall refer such complaints to the Commission, after which it may hold a public hearing on the matter to consider revocation of this authorization.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org).*

**Implementation and Monitoring Costs - WTS.**

- a. The Project Sponsor, on an equitable basis with other WTS providers, shall pay the cost of preparing and adopting appropriate General Plan policies related to the placement of WTS facilities. Should future legislation be enacted to provide for cost recovery for planning, the Project Sponsor shall be bound by such legislation.
- b. The Project Sponsor or its successors shall be responsible for the payment of all reasonable costs associated with the monitoring of the conditions of approval contained in this authorization, including costs incurred by this Department, the Department of Public Health, the Department of Electricity and Telecommunications, Office of the City Attorney, or any other appropriate City Department or agency pursuant to Planning Code Section 351(f) (2). The Planning Department shall collect such costs on behalf of the City.
- c. The Project Sponsor shall be responsible for the payment of all fees associated with the installation of the subject facility, which are assessed by the City pursuant to all applicable law.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org).*

**Implementation and Monitoring - WTS.** In the event that the Project implementation report includes a finding that RF emissions for the site exceed FCC Standards in any uncontrolled location, the Zoning Administrator may require the Applicant to immediately cease and desist operation of the facility until such time that the violation is corrected to the satisfaction of the Zoning Administrator.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org).*

**Project Implementation Report - WTS.** The Project Sponsor shall prepare and submit to the Zoning Administrator a Project Implementation Report. The Project Implementation Report shall:

- a. Identify the three dimensional perimeter closest to the facility at which adopted FCC standards for human exposure to RF emissions in uncontrolled areas are satisfied;
- b. Document testing that demonstrates that the facility will not cause any potential exposure to RF emissions that exceed adopted FCC emission standards for human exposure in uncontrolled areas.
- c. The Project Implementation Report shall compare test results for each test point with applicable FCC standards. Testing shall be conducted in compliance with FCC regulations governing the measurement of RF emissions and shall be conducted during normal business hours on a non holiday weekday with the subject equipment measured while operating at maximum power.
- d. Testing, Monitoring, and Preparation. The Project Implementation Report shall be prepared by a certified professional engineer or other technical expert approved by the Department. At the sole option of the Department, the Department (or its agents) may monitor the performance of testing required for preparation of the Project Implementation Report. The cost of such monitoring shall

be borne by the Project Sponsor pursuant to the condition related to the payment of the City's reasonable costs.

- i. Notification and Testing. The Project Implementation Report shall set forth the testing and measurements undertaken pursuant to Conditions 2 and 4.
- ii. Approval. The Zoning Administrator shall request that the Certification of Final Completion for operation of the facility not be issued by the Department of Building Inspection until such time that the Project Implementation Report is approved by the Department for compliance with these conditions.

*For information about compliance, contact the Environmental Health Section, Department of Public Health at (415) 252-3800, [www.sfdph.org](http://www.sfdph.org).*

**Notification prior to Project Implementation Report - WTS.** The Project Sponsor shall undertake to inform and perform appropriate tests for residents of any dwelling units located within 25 feet of the transmitting antenna at the time of testing for the Project Implementation Report.

- a. At least twenty calendar days prior to conducting the testing required for preparation of the Project Implementation Report, the Project Sponsor shall mail notice to the Department, as well as to the resident of any legal dwelling unit within 25 feet of a transmitting antenna of the date on which testing will be conducted. The Applicant will submit a written affidavit attesting to this mail notice along with the mailing list.
- b. When requested in advance by a resident notified of testing pursuant to subsection (a), the Project Sponsor shall conduct testing of total power density of RF emissions within the residence of that resident on the date on which the testing is conducted for the Project Implementation Report.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sfplanning.org](http://www.sfplanning.org)*

**Installation - WTS.** Within 10 days of the installation and operation of the facilities, the Project Sponsor shall confirm in writing to the Zoning Administrator that the facilities are being maintained and operated in compliance with applicable Building, Electrical and other Code requirements, as well as applicable FCC emissions standards.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sfplanning.org](http://www.sfplanning.org)*

**Periodic Safety Monitoring - WTS.** The Project Sponsor shall submit to the Zoning Administrator 10 days after installation of the facilities, and every two years thereafter, a certification attested to by a licensed engineer expert in the field of EMR/RF emissions, that the facilities are and have been operated within the then current applicable FCC standards for RF/EMF emissions.

*For information about compliance, contact the Environmental Health Section, Department of Public Health at (415) 252-3800, [www.sfdph.org](http://www.sfdph.org).*

## OPERATION

**Community Liaison.** Prior to issuance of a building permit application to construct the project and implement the approved use, the Project Sponsor shall appoint a community liaison officer to deal with

the issues of concern to owners and occupants of nearby properties. The Project Sponsor shall provide the Zoning Administrator written notice of the name, business address, and telephone number of the community liaison. Should the contact information change, the Zoning Administrator shall be made aware of such change. The community liaison shall report to the Zoning Administrator what issues, if any, are of concern to the community and what issues have not been resolved by the Project Sponsor.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org)*

**Out of Service – WTS.** The Project Sponsor or Property Owner shall remove antennae and equipment that has been out of service or otherwise abandoned for a continuous period of six months.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org)*

**Emissions Conditions – WTS.** It is a continuing condition of this authorization that the facilities be operated in such a manner so as not to contribute to ambient RF/EMF emissions in excess of then current FCC adopted RF/EMF emission standards; violation of this condition shall be grounds for revocation.

*For information about compliance, contact the Environmental Health Section, Department of Public Health at (415) 252-3800, [www.sfdph.org](http://www.sfdph.org).*

**Noise and Heat – WTS.** The WTS facility, including power source and cooling facility, shall be operated at all times within the limits of the San Francisco Noise Control Ordinance. The WTS facility, including power source and any heating/cooling facility, shall not be operated so as to cause the generation of heat that adversely affects a building occupant.

*For information about compliance, contact the Environmental Health Section, Department of Public Health at (415) 252-3800, [www.sfdph.org](http://www.sfdph.org).*

**Transfer of Operation – WTS.** Any carrier/provider authorized by the Zoning Administrator or by the Planning Commission to operate a specific WTS installation may assign the operation of the facility to another carrier licensed by the FCC for that radio frequency provided that such transfer is made known to the Zoning Administrator in advance of such operation, and all conditions of approval for the subject installation are carried out by the new carrier/provider.

*For information about compliance, contact Code Enforcement, Planning Department at 415-575-6863, [www.sf-planning.org](http://www.sf-planning.org)*

**Compatibility with City Emergency Services – WTS.** The facility shall not be operated or caused to transmit on or adjacent to any radio frequencies licensed to the City for emergency telecommunication services such that the City's emergency telecommunications system experiences interference, unless prior approval for such has been granted in writing by the City.

*For information about compliance, contact the Department of Technology, 415-581-4000, <http://sfgov3.org/index.aspx?page=1421>*

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T-Mobile project, 3438 Mission Street  
Site Locale Photographs

Neighboring  
building height  
approximately  
25 feet



Project Site  
height 43  
feet

Viewing project site from the south.



Neighboring  
building heights  
approximately 25  
feet

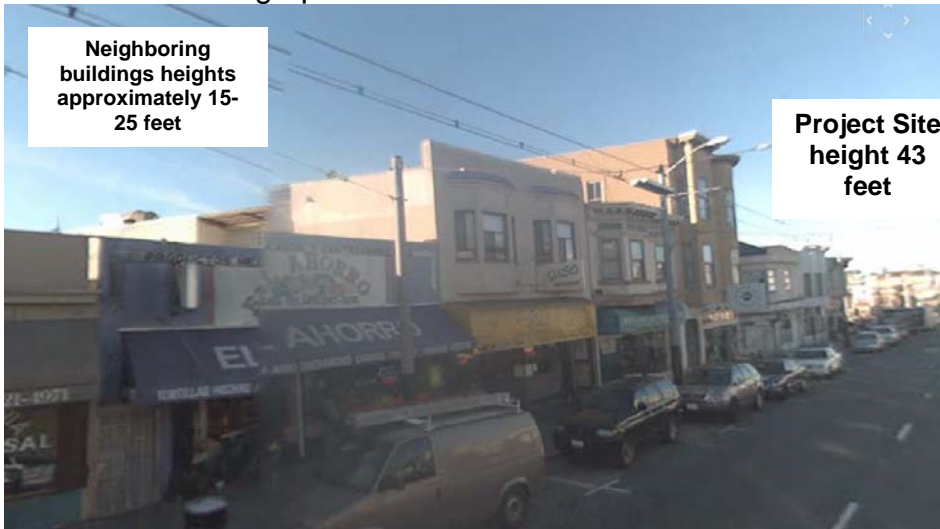
Viewing northwesterly from project site.

Buildings across  
Mission St height  
approximately 20-  
35 feet



Viewing northeasterly from project site.

T-Mobile project, 3438 Mission Street  
Site Locale Photographs



Neighboring  
buildings heights  
approximately 15-  
25 feet

Project Site  
height 43  
feet

Viewing west side of Mission Street with project site in the middle.



Buildings across  
Mission St heights  
approximately 15-30 feet

Viewing eastward from project site.



View south on  
Mission building  
heights 15-45 feet

Project Site  
height 43  
feet

Viewing southward down Mission Street.



# T-Mobile®

T-MOBILE WEST CORPORATION

a DELAWARE CORPORATION

1855 GATEWAY BLVD., 9TH FLOOR, CONCORD, CA 94520

## SF23286B

# NERVOUS DOG COFFEE

3438 MISSION STREET  
SAN FRANCISCO, CA 94110  
CITY & COUNTY OF SAN FRANCISCO

**T-Mobile**

T-MOBILE WEST CORPORATION,  
a DELAWARE CORPORATION  
1855 GATEWAY BLVD., 9TH FLOOR  
CONCORD, CA 94520

PROJECT INFORMATION:

**SF23286**  
**NERVOUS DOG**  
**COFFEE**

3438 MISSION STREET  
SAN FRANCISCO, CA 94110

CURRENT ISSUE DATE:

11/12/10

ISSUED FOR:

100% ZONING DRAWINGS  
REVISION 4

REV. DATE DESCRIPTION BY:

REV.	DATE	DESCRIPTION	BY
4	09/10/10	100% ZONING DRAWINGS REVISION 2	BM
5	09/21/10	90% ZONING DRAWINGS REVISION 3	BM
6	09/29/10	100% ZONING DRAWINGS REVISION 3	BM
7	11/12/10	100% ZONING DRAWINGS REVISION 4	BM

PROJECT ARCHITECT/ENGINEER:

**MICHAEL WILK ARCHITECTURE**

833 Market Street, #805  
San Francisco, CA 94103

T: 415-839-9594

F: 415-904-8388

www.wilkarch.com

CONSULTANT:

DRAWN BY: \_\_\_\_\_ CHK.: \_\_\_\_\_ APV.: \_\_\_\_\_

BM MWA MW

LICENSER:

SHEET TITLE:

**TITLE SHEET**

SHEET NUMBER:

**T-1**

USA North



CALL: 811

AT LEAST TWO DAYS  
BEFORE YOU DIG

UNDERGROUND SERVICE ALERT OF  
NORTHERN CALIFORNIA

### CODE COMPLIANCE

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUCTED TO PERMIT WORK NOT CONFORMING TO THESE CODES.

- CALIFORNIA CODE OF REGULATIONS
- 2007 CALIFORNIA BUILDING CODE
- 2007 CALIFORNIA MECHANICAL CODE
- 2007 CALIFORNIA PLUMBING CODE
- 2007 CALIFORNIA ELECTRIC CODE
- ANY LOCAL BUILDING CODE AMENDMENTS TO THE ABOVE
- CITY/COUNTY ORDINANCES

ADA REQUIREMENTS: FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. HANDICAPPED ACCESS NOT REQUIRED IN ACCORDANCE WITH CALIFORNIA ADMINISTRATIVE STATE CODE PART 2, TITLE 24, CHAPTER 11B, SECTION 1103B.

### PROJECT DESCRIPTION

THE PROJECT INVOLVES THE INSTALLATION OF:

- (N) T-MOBILE (5) ANTENNAS MOUNTED ON (E) ROOF CONCEALED WITHIN (N) FRP FAUX "T" VENTS  
\*(5) PANEL ANTENNAS  
\*(1) DUAL GPS ANTENNA
- TWO (2) (N) T-MOBILE EQUIPMENT CABINETS AND (1) (N) BBU CABINET WILL BE IN (N) T-MOBILE 52 SQ. FT. LEASE AREA INSIDE (E) STORAGE ROOM.
- THE (N) FAUX "T" VENTS WILL MATCH (E) ROOF VENTS
- ANTENNA COAXIAL TRANSMISSION LINES FROM BTS TO ANTENNAS.
- POWER AND TELCO SERVICE TO BE PROVIDED FROM (E) SOURCES.

### DRIVING DIRECTIONS

FROM T-MOBILE OFFICE: CONCORD, CA

- HEAD SOUTHWEST ON CLAYTON RD TOWARD EDIE CT/PINE ST - 0.2 MI
- MERGE ONTO CA-242 S VIA THE RAMP TO OAKLAND - 1.2 MI
- MERGE ONTO I-680 S - 3.3 MI
- TAKE THE STATE ROUTE 24 EXIT TOWARD OAKLAND/LAFAYETTE - 1.3 MI
- MERGE ONTO CA-24 W - 12.3 MI
- TAKE THE EXIT TOWARD I-580 W - 1.0 MI
- MERGE ONTO I-580 W - 0.5 MI
- TAKE THE EXIT ON THE LEFT ONTO I-80 W TOWARD SAN FRANCISCO PARTIAL TOLL ROAD - 8.6 MI
- MERGE ONTO US-101 S - 1.0 MI
- TAKE THE C CHAVEZ ST EXIT - 0.1 MI
- KEEP RIGHT AT THE FORK, FOLLOW SIGNS FOR C CHAVEZ ST W/POTRERO AVE - 318 FT
- KEEP LEFT AT THE FORK, FOLLOW SIGNS FOR CESAR CHAVEZ ST W AND MERGE ONTO CESAR CHAVEZ ST - 0.8 MI
- TURN LEFT AT MISSION ST, DESTINATION WILL BE ON THE RIGHT - 0.5 MI

### GENERAL CONTRACTOR NOTES

DO NOT SCALE DRAWING:

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

### SHEET INDEX

SHEET	DESCRIPTION
T-1	TITLE SHEET
T-2	ANTENNA SPECIFICATIONS
T-3	ANTENNA SPECIFICATIONS
T-4	FIRE DEPARTMENT CHECKLIST
T-5	EMF REPORT
A-1	OVERALL SITE / ROOF PLAN
A-2	ENLARGED ROOF PLAN
A-3	ENLARGED FIRST FLOOR PLAN
A-4	ENLARGED ANTENNA LAYOUT / EQUIPMENT ROOM
A-5	ELEVATIONS
A-6	ELEVATIONS

### PROJECT TEAM

**ARCHITECT / ENGINEER:**  
MICHAEL WILK ARCHITECTURE  
833 MARKET STREET, SUITE 805  
SAN FRANCISCO, CA 94103  
CONTACT: BRYNN MCMILLAN  
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FAX: (415) 904-8388  
EMAIL: bmcmlan@wilkarch.com

**APPLICANT/LESSEE:**  
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CONTACT: BRAD CHAPMAN  
PHONE: (415) 309-8979  
EMAIL: brad.chapman@t-mobile.com

**LEASING MANAGER:**  
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3850 23RD STREET  
SAN FRANCISCO, CA 94114  
CONTACT: CHRISTINE CASEY  
PHONE: (415) 806-8750  
EMAIL: permitchristine@gmail.com

**ZONING MANAGER:**  
PERMIT ME, INC.  
3850 23RD STREET  
SAN FRANCISCO, CA 94114  
CONTACT: RICK HIRSCH  
PHONE: (415) 377-7826  
FAX: (415) 440-7777  
EMAIL: rickaicp@gmail.com

**RF ENGINEER:**  
T-MOBILE  
1855 GATEWAY BLVD., SUITE 900  
CONCORD, CA 94520  
CONTACT: ALI HAGHNEGHDAR  
PHONE: (510) 396-9160  
EMAIL: ali.haghneghdar@t-mobile.com

**CONSTRUCTION MANAGER:**  
T-MOBILE  
1855 GATEWAY BLVD., SUITE 900  
CONCORD, CA 94520  
CONTACT: TIMOTHY FEHR  
PHONE: (925) 521-3808  
FAX: (925) 339-4965  
EMAIL: timothy.fehr1@t-mobile.com

### PROJECT INFORMATION

**SITE ADDRESS:** 3438 MISSION STREET  
SAN FRANCISCO, CA 94110

**APN:** 6660-008

**LAND OWNER:** CONTACT: JOE BELEN  
350 ELM STREET  
SAN MATEO, CA 94401  
PHONE: (415) 652-0890

**LATITUDE:** 37° 44' 30.12" N (NAD 83)

**LONGITUDE:** 122° 25' 21.31" W (NAD 83)

**ZONING:** NC-3 (NEIGHBORHOOD COMMERCIAL, MODERATE SCALE)

**(E) CONST.:** TYPE 3

**(N) CONST. OCCUPANCY:** S-2

**JURISDICTION:** CITY OF SAN FRANCISCO

**TELEPHONE:** AT&T

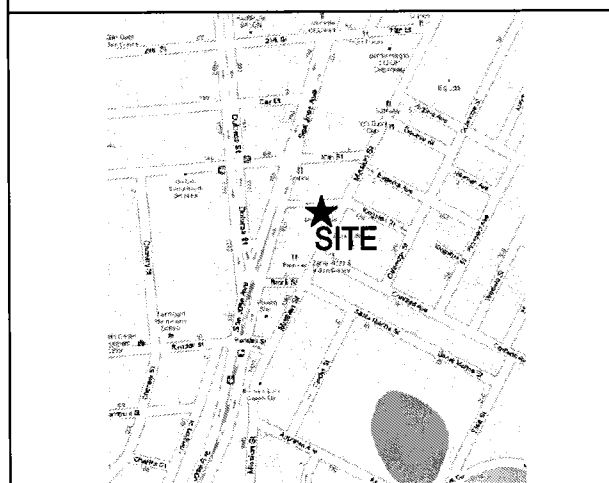
**POWER:** PG&E

### POWER ORDER

POWER APPLICATION DATE: \_\_\_\_\_

POWER APPLICATION NUMBER: \_\_\_\_\_

### VICINITY MAP



SAN  
FRANCISCO



REV.	DATE	DESCRIPTION	BY
4	09/10/10	100% ZONING DRAWINGS REVISION 2	BM
5	09/21/10	90% ZONING DRAWINGS REVISION 3	BM
6	09/29/10	100% ZONING DRAWINGS REVISION 3	BM
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 833 Market Street, #805  
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 www.wilkarch.com

CONSULTANT:  
 DRAWN BY: **CHK** / **APV**  
 BM MWA MW

LICENSER:  
 SHEET TITLE:

**ANTENNA SPECIFICATIONS/ RF DATA SHEET**

SHEET NUMBER:  
**T-2**

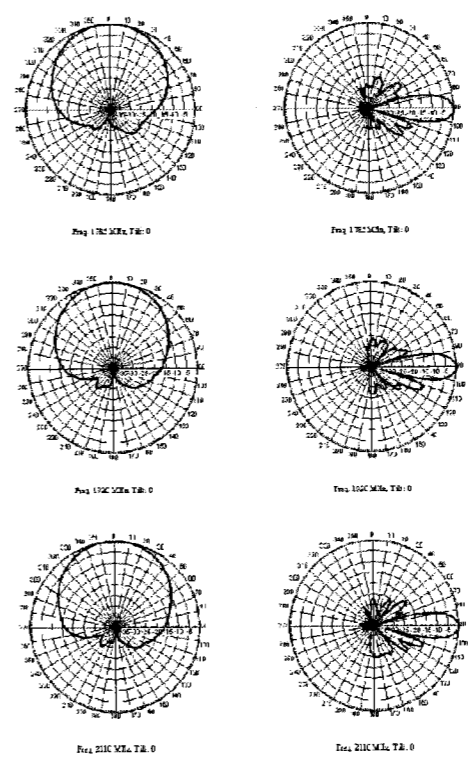
# Product Specifications



**HBX-6513DS-VTM**  
 Dual-Pole Antenna, 1/16" x 180 MHz, 65° horizontal beam width, RF compatible variable electrical tilt

- Patented cross-dipole and feed system
- Features field adjustable electrical tilt with multiple phase shifters for excellent RF control
- Rugged, reliable design with excellent cross-modulation suppression
- Fully compatible with Andrew Teletilt® remote control system

Horizontal Pattern Vertical Pattern



## CHARACTERISTICS

### General Specifications

Antenna Type: Dual-Pole®  
 Brand: Dual-Pole® | Teletilt®  
 Operating Frequency Band: 1710 - 2180 MHz

### Electrical Specifications

Frequency Band, MHz	1710-1880	1850-1990	1920-2180
Beamwidth, Horizontal, degrees	65	55	65
Gain, dBi	14.0	14.0	14.2
Gain, dBi	15.1	15.1	15.3
Beamwidth, Vertical, degrees	15.0	14.0	13.0
Beam Tilt, degrees	0-18	0-18	0-18
Upper Side-lobe Suppression (USLS), typical, dB	17	17	15
Front-to-Back Ratio at 180°, dB	26	30	30
Front-to-Back Ratio, Copolarization 180° = 30°, dB	24	24	24
Isolation, dB	30	30	30
VSWR   Return Loss, dB	1.4:1   15.6	1.4:1   15.6	1.4:1   15.6
Intermodulation Products, 3rd Order, 2 x 20 W, dBc	-153	-153	-153
Input Power, maximum, watts	200	300	300
Polarization	=45°	=45°	=45°
Impedance, ohms	50	50	50
Lightning Protection	dc Ground	dc Ground	dc Ground

www.commscope.com/andrew

www.commscope.com/andrew

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 See www.commscope.com/andrew for the most current information.

Cabinets		Antennas and Lines									
Cabinet #1 3 Sectors - A, B & C Ericsson 2206	to Cab. #1 to Cab. #1 to Cab. #1 to Cab. #1	Red Red Red Red	1 2 3 4	Yes Yes Yes Yes	Yes Yes Yes Yes	1 1 2 2	1 1 1 1	1 1 1 1	1 1 1 1	1 1 1 1	1 1 1 1
Cabinet #2 3 Sectors - A, B & C Ericsson 3206	to Cab. #1 to Cab. #1 to Cab. #1 to Cab. #1	Green Green Green Green	1 2 3 4	Yes Yes Yes Yes	Yes Yes Yes Yes	1 1 2 2	1 1 1 1	1 1 1 1	1 1 1 1	1 1 1 1	1 1 1 1
Cabinet #3 Not Required	to Cab. #1 to Cab. #1 to Cab. #1 to Cab. #1	Blue Blue Blue Blue	1 2 3 4	Yes Yes Yes Yes	Yes Yes Yes Yes	1 1 1 1	1 1 1 1	1 1 1 1	1 1 1 1	1 1 1 1	1 1 1 1

Comments: Due to Landlord space limitation, we will only deploy two cabinets. Use Twin PCS&AWS TMAs.

SECTOR	Cable	Size	Qty.	Model	Antenna Qty.	TMA	MDT	EDT	Azimuth	Radio Config	T1
Alpha	7/8" AYA	4	4	APXV18-208516S-C-A20	2	2	0	2	210	2	2
Beta	7/8" AYA	4	4	HBX-6513DS-VTM	2	2	0	2	90	2	
Gamma	7/8" AYA	4	4	HBXX-6513DS-VTM	1	2	0	2	245	3	
Total			12		5	6				8	

## HBX-65113DS-VTM ANTENNA SPECIFICATIONS

ANTENNA SECTOR	ANTENNA						CABLE			ANTENNA RAD CENTER
	AZIMUTH	MAKE/MODEL	QTY.	TMA	ELECTRICAL DOWNTILT	MECHANICAL DOWNTILT	LENGTH	SIZE	QTY.	
A	350°	APXV18-208516S-C-A20	2	2	2'	0'	45'-10"±	7/8" AYA	4	46'-4"± A.G.L.
B	90°	HBX-6513DS-VTM	2	2	2'	0'	60'-4"±	7/8" AYA	4	46'-2"± A.G.L.
C	245°	HBXX-6513DS-VTM	1	2	2'	0'	52'-4"±	7/8" AYA	4	46'-2"± A.G.L.
GPS	N/A	HUBER & SUHNER	1	N/A	N/A	N/A	42'-4"±	1/2" AYA	N/A	N/A

NOTE:  
 THE INFORMATION PROVIDED ABOVE MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO ORDERING ANY EQUIPMENT.



## 2.06 PERMIT APPLICATION CHECKLIST FOR CELLULAR ANTENNA SITES AND ALL EQUIPMENT SERVING THE CELLULAR ANTENNA SITE

THIS CHECKLIST SHALL BE PRINTED ON A DRAWING SHEET AND SUBMITTED AS PART OF THE PLANS SUBMITTED WITH ANY BUILDING PERMIT APPLICATION CREATING OR MODIFYING CELLULAR ANTENNA SITES REGARDLESS OF RF EMISSION QUANTITIES. THIS CHECKLIST IS DESIGNED TO ASSIST DESIGNERS, INSTALLERS, PLAN REVIEWERS, AND FIELD INSPECTORS. THIS CHECKLIST SHALL BE PREPARED BY THE DESIGN PROFESSIONAL AND SHALL BE STAMPED AND WET-SIGNED.

THIS DOCUMENT IS NOT ALL-INCLUSIVE OF ALL REQUIREMENTS FOR CELLULAR ANTENNA SITES AND IT IS THE RESPONSIBILITY OF THE DESIGNER TO RESEARCH THE APPLICABLE CODES. DOCUMENTS REFERENCED FOR THIS BULLETIN ARE AS FOLLOWS:

FCC OET BULLETIN 56 - QUESTIONS AND ANSWERS ABOUT BIOLOGICAL EFFECTS AND POTENTIAL HAZARDS OF RADIO FREQUENCY ELECTROMAGNETIC FIELDS (AUGUST 1999)  
 FCC OET BULLETIN 65 - EVALUATING COMPLIANCE WITH FCC GUIDELINES FOR HUMAN EXPOSURE TO RADIO FREQUENCY ELECTROMAGNETIC FIELDS (ED. 97-01; AUGUST 1997)  
 FCC - A LOCAL GOVERNMENT OFFICIAL'S GUIDE TO TRANSMITTING ANTENNA RF EMISSION SAFETY: RULES, PROCEDURES, AND PRACTICAL GUIDANCE (JUNE 2, 2000)  
 2007 CALIFORNIA BUILDING CODE (2001 CBC)  
 2007 CALIFORNIA FIRE CODE (2001 CFC)  
 2007 CALIFORNIA MECHANICAL CODE (2001 CMC)  
 2007 SAN FRANCISCO FIRE CODE (2001 SFFC)  
 2002 NFPA 13 AUTOMATIC SPRINKLER SYSTEMS  
 2002 NFPA 72 NATIONAL FIRE ALARM CODE

- DESCRIPTION OF SCOPE OF WORK (BOTH ON THE APPLICATION AND PLANS) SHALL MATCH THE ACTUAL WORK BEING DONE.
- PLANS SHALL INCLUDE PLAN VIEWS AND ELEVATIONS SHOWING ALL EQUIPMENT LOCATIONS AND CABLE RUNS.
- SUBMIT ON A DRAWING SHEET THE SAN FRANCISCO HEALTH DEPARTMENT CELLULAR ANTENNA SITE (WTS) CHECKLIST/PROPOSAL/ENGINEER'S RF REPORT. THE FCC REQUIRES CARRIERS TO INFORM AND PREVENT OCCUPATIONAL EXPOSURE (I.E. BUILDING MAINTENANCE WORKERS, FIRE FIGHTERS, ETC.) THE RF REPORT SHALL NOT SPECIFY LOCKING THE ROOF ACCESS DOOR TO KEEP THE GENERAL PUBLIC OFF OF THE ROOF PER 2001 SFFC 1207.7.1. THE RF REPORT SHALL BE WET STAMPED AND SIGNED BY AN ENGINEER.

N/A ~~4. DRAWINGS SHALL REFLECT THE STRIPPED EXCLUSION AREAS PER THE ABOVE RF REPORT WITH A MINIMUM RADIUS BEING 4 FEET.~~

5. NOTICE TO WORKERS WARNING SIGNAGE AS APPLICABLE PER THE ABOVE RF REPORT:

\* SIGNAGE SHALL BE IN ENGLISH, CHINESE AND SPANISH;

\* THE SIGNAGE SHALL BE PERMANENTLY MOUNTED AT THE STAIRWELL SIDE OF THE ROOF-ACCESS STAIRWELL, DOOR, IN THE FIRE CONTROL ROOM WITHIN PROXIMITY OF THE CELL-SITE SHUTDOWN SIGNAGE AND ANY OTHER SPACE NECESSARY TO WARN WORKERS (I.E. PARAPETS, STREET SIDE OF FIRE ESCAPES);

\* THE SIGNAGE SHALL BE CLEARLY LABELED AND VISIBLE FROM ANY DIRECTION OF APPROACH;

\* THE SIGN SHALL BE WEATHERPROOF WITH CONTRASTING BACKGROUND AND LETTERING COLORS AND SHALL BE READABLE FROM AT LEAST FIFTEEN (15) FEET FROM THE SIGN;

\* THERE IS A YELLOW TRIANGLE AROUND THE ANTENNA SYMBOL (SEE ANSI C95.2-1999);

\* LOCATION AND SIGNAGE DETAIL WITH SITE SPECIFIC INFORMATION SHALL BE INCLUDED ON A DRAWING SHEET.

N/A ~~6. PROVIDE A QUANTITATIVE THREE-DIMENSIONAL PERIMETER OF THE RF LEVELS IF THE ANTENNAS APPEAR TO ENCRGACH ON ANY MEANS OF EXITING.~~

N/A ~~7. CAMOUFLAGED ANTENNAS SHALL HAVE 4 INCH X 4 INCH SIGNAGE PERMANENTLY MOUNTED TO THE EXTERIOR OF THE RF SCREEN AS PROVIDED BELOW. THESE ANTENNAS SHALL ALSO HAVE THE STRIPPED EXCLUSION AREA TO THE FULLEST EXTENT OF THE ANTENNA LOCATION WITH A MINIMUM RADIUS OF 4 FEET.~~

~~\* THE SIGNAGE SHALL BE CLEARLY LABELED AND VISIBLE FROM ANY DIRECTION OF APPROACH EVEN IF ACCESS IS ACHIEVED FROM THE BUILDING FACE (I.E. LADDERS, CHERRY PICKER, ETC.);~~

~~\* THE SIGN SHALL BE WEATHERPROOF WITH CONTRASTING BACKGROUND COLOR AND SHALL BE RECOGNIZABLE FROM AT LEAST FIFTEEN (15) FEET FROM THE SIGN;~~

~~\* THE SIGN SHALL CONTAIN THE YELLOW TRIANGLE AROUND THE ANTENNA SYMBOL (SEE ANSI C95.2-1999);~~

~~\* LOCATION AND SIGNAGE DETAIL SHALL BE INCLUDED ON A DRAWING SHEET.~~

N/A ~~8. PLANS SHALL SHOW WHETHER A NEW ELECTRICAL SERVICE IS INSTALLED FOR THE CELL SITE. IN GENERAL, BUILDINGS SHOULD ONLY HAVE ONE ELECTRICAL SERVICE. HOWEVER, WITH THE PRIOR APPROVAL OF THE SAN FRANCISCO FIRE DEPARTMENT AND THE ELECTRICAL INSPECTION DIVISION, BUILDINGS MAY HAVE ONE ADDITIONAL SERVICE TO SERVE ROOFTOP ANTENNA EQUIPMENT, PROVIDED A PERMANENT PLACARD IS PROVIDED AT THE LOCATION OF EACH SERVICE DISCONNECT STATING THE LOCATION OF THE OTHER AND IDENTIFYING THE EQUIPMENT SERVED BY EACH SERVICE.~~

9. PROVIDE ROUTE OF ALL CABLES FROM THEIR ORIGIN TO THE EQUIPMENT (PLAN, ELEVATION AND SECTION VIEWS). CABLES/WIRING SHALL NOT BE ALLOWED IN EXIT ENCLOSURES OR IN FRONT OF DRY STANDPIPES (2007 CBC 1020.1.1).

10. EITHER:

~~PROVIDE A MANUAL BATTERY DISCONNECT.~~

~~\* INSTRUCTIONAL SIGNAGE SHALL BE PROVIDED ON THE PROCEDURE TO DISCONNECT OR DE-ENERGIZE RADIO FREQUENCY (RF) SIGNAL FOR THE ABOVE MANUAL DISCONNECT FOR THE BATTERIES.~~

~~\* SIGNAGE SHALL BE PERMANENTLY MOUNTED NEXT TO THE BATTERY'S ELECTRICAL PANEL AND CLEARLY LABELED IN A PHENOLIC LABEL WITH A WHITE BACKGROUND AND BLACK LETTERING. THE TITLE BLOCK SHALL BE A RED BACKGROUND AND 1/8" HIGH WHITE LETTERING.~~

~~\* THE ACTUAL BREAKER(S) SHALL BE A PHENOLIC LABEL (RED BACKGROUND AND WHITE LETTERING) WITH LETTERING NOT LESS THAN 1/8" HIGH.~~

~~\* THE SIGNAGE SHALL ALSO BE LIKE POSTED IN THE FCC ROOM WITHIN PROXIMITY OF THE FIRE ALARM PANEL AND BUILDING'S MAIN ELECTRICAL ROOM WITHIN PROXIMITY OF THE MAIN SHUTOFF.~~

~~\* A COPY OF THE SIGNAGE SHALL BE INCLUDED ON A DRAWING SHEET.~~

~~\* PROVIDE SFFD APPROVED KEY LOCK BOX FOR EQUIPMENT/ELECTRICAL ROOM FOR BATTERY/EQUIPMENT SHUTDOWN.~~

~~\* THE PERMANENTLY MOUNTED LABEL ABOVE THE LOCK BOX SHALL READ "SFFD BATTERY DISCONNECT ACCESS KEY" AND SHALL BE A PHENOLIC LABEL WITH A RED BACKGROUND AND WHITE LETTERING.~~

~~\* LOCATION AND LABEL OF THE KEY LOCK BOX SHALL BE INCLUDED ON A DRAWING SHEET.~~

OR:

PROVIDE 24 HOUR/7 DAYS A WEEK TELEPHONE SERVICE CENTER SHUT-DOWN:

\* PROVIDE INSTRUCTIONAL SIGNAGE FOR EMERGENCY SHUTDOWN OF THE CELL SITE INCLUDING TELEPHONE NUMBER AND CELL SITE IDENTIFICATION NUMBER.

\* THE SIGN SHALL STATE THAT THERE IS NO MANUAL SHUT DOWN FOR THE CELL SITE AND TO CALL THE CONTACT NUMBER (THE NUMBER SHALL BE PRINTED ON THE SIGN) WITH THE SITE IDENTIFICATION NUMBER (THE NUMBER SHALL BE PRINTED ON THE SIGN) FOR IMMEDIATE SHUT-DOWN OF THE SITE 24HR/7DAYS A WEEK.

\* THE SIGN SHALL ALSO STATE WHETHER OR NOT THE BACK-UP BATTERY POWER TO THE ANTENNAS IS ALSO SHUT-DOWN.

\* THE SIGNAGE SHALL BE PERMANENTLY MOUNTED NEXT TO THE MAIN ELECTRICAL SHUT-OFF, IN THE FCC ROOM WITHIN CLOSE PROXIMITY TO THE FIRE ALARM PANEL, AT THE BATTERY CABINET AND AT THE EQUIPMENT ROOM.

\* THE SIGN SHALL BE CLEARLY LABELED IN A PHENOLIC LABEL WITH A WHITE BACKGROUND AND BLACK LETTERING. THE TITLE BLOCK SHALL BE A RED BACKGROUND AND 1" HIGH WHITE LETTERING.

\* A COPY OF THE SIGNAGE SHALL BE INCLUDED ON A DRAWING SHEET.

11. IS A NEW HVAC SYSTEM BEING INSTALLED?

\_\_\_ YES

\* WHAT IS THE VOLUME OF REFRIGERANT USED BY THE COOLING UNIT(S)? \_\_\_\_\_

\* WHAT IS THE TYPE OF REFRIGERANT PER 2007 CMC? \_\_\_\_\_

\* ASSURE COMPLIANCE WITH 2007 CFC SECTION 606.

✓ NO

N/A ~~12. PLANS STATE SEQUENCE OF OPERATIONS FOR ANY NEW DETECTION, DAMPERS, OR FANS.~~

13. PLANS SHALL CLEARLY SHOW LOCATIONS OF BATTERIES AND BATTERY CABINETS.

14. PLANS SHALL STATE WHETHER THE BUILDING IS FULLY SPRINKLERED OR NOT.

N/A ~~15. IN FULLY SPRINKLERED BUILDINGS, EQUIPMENT ROOMS SHALL BE PROVIDED WITH SPRINKLERS IN ACCORDANCE WITH NFPA 43.~~

N/A ~~16. PROVIDE A TABLE ON A DRAWING SHEET SHOWING THE MANUFACTURER, MODEL, TYPE, AMOUNT (GALLONS OR POUNDS) OF ELECTROLYTE, FLOODED LEAD ACID, Ni-CD, VRLA OR Li-ION. PLEASE SHOW DETAILED COMPLIANCE WITH 2007 CFC SECTION 606 ON THE DRAWING SHEETS. WHEN COMPLIANCE WITH SECTION 606 OF THE 2007 CALIFORNIA FIRE CODE IS REQUIRED, THE FOLLOWING ADDITIONAL INFORMATION SHALL BE PROVIDED:~~

~~\* ROOFTOP BATTERY ROOMS EXCEEDING THE ABOVE REQUIREMENTS SHALL BE SEPARATED FROM THE BUILDING AND ANY OPENINGS AS SPECIFIED BY THE 2007 CBC AND CMC.~~

~~\* PLANS STATE THAT A SEPARATE FIRE DEPARTMENT PERMIT WILL BE OBTAINED FROM SFFD HEADQUARTERS AT 600 2ND ST.~~

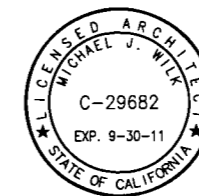
PREPARED BY: \_\_\_\_\_

FIRM NAME: MICHAEL WILK ARCHITECTURE

ADDRESS: 833 MARKET STREET, #805, SAN FRANCISCO, CA 94103

PHONE NUMBER: (415) 839-9594

FAX NUMBER: (415) 904-8388



**T-Mobile**  
 T-MOBILE WEST CORPORATION,  
 a DELAWARE CORPORATION  
 1855 GATEWAY BLVD., 9TH FLOOR  
 CONCORD, CA 94520

PROJECT INFORMATION:  
**SF23286**  
**NERVOUS DOG**  
**COFFEE**  
 3438 MISSION STREET  
 SAN FRANCISCO, CA 94110

CURRENT ISSUE DATE:  
**11/12/10**

ISSUED FOR:  
**100% ZONING DRAWINGS**  
**REVISION 4**

REV. DATE	DESCRIPTION	BY
4 09/10/10	100% ZONING DRAWINGS REVISION 2	BM
5 09/21/10	90% ZONING DRAWINGS REVISION 3	BM
6 09/29/10	100% ZONING DRAWINGS REVISION 3	BM
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PROJECT ARCHITECT/ENGINEER:  
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**ARCHITECTURE**  
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 F: 415-904-8388  
 www.wilkarch.com

CONSULTANT:

DRAWN BY:	CHK.:	APV.:
BM	MWA	MW

LICENSER:

SHEET TITLE:  
**FIRE DEPARTMENT**  
**CHECKLIST**

SHEET NUMBER:  
**T-4**

T-Mobile West Corp. • Proposed Base Station (Site No. SF23286B)  
3438 Mission Street • San Francisco, California

Statement of Hammett & Edison, Inc., Consulting Engineers

The firm of Hammett & Edison, Inc., Consulting Engineers, has been retained on behalf of T-Mobile West Corp., a personal wireless telecommunications carrier, to evaluate the base station (Site No. SF23286B) proposed to be located at 3438 Mission Street in San Francisco, California, for compliance with appropriate guidelines limiting human exposure to radio frequency ("RF") electromagnetic fields.

Background

The San Francisco Department of Public Health has adopted a 10-point checklist for determining compliance of WTS facilities with prevailing safety standards. The acceptable limits set by the FCC for exposures of unlimited duration are:

Personal Wireless Service	Frequency Band	Occupational Limit	Public Limit
Broadband Radio ("BRS")	2,600 MHz	5.00 mW/cm <sup>2</sup>	1.00 mW/cm <sup>2</sup>
Advanced Wireless ("AWS")	2,100	5.00	1.00
Personal Communication ("PCS")	1,950	5.00	1.00
Cellular Telephone	870	2.90	0.58
Specialized Mobile Radio ("SMR")	855	2.85	0.57
Long Term Evolution ("LTE")	700	2.35	0.47
[most restrictive frequency range]	30-300	1.00	0.20

The site was visited by Mr. Robert H. Taylor, a qualified field technician employed by Hammett & Edison, Inc., during normal business hours on May 4, 2010, a non-holiday weekday, and reference has been made to information provided by T-Mobile, including zoning drawings by Michael Wilk Architecture, dated September 29, 2010.

Checklist

- The location of all existing antennas and facilities at site. Existing RF levels.  
There were observed no wireless base stations installed at the site. Existing RF levels for a person at ground near the site were less than 1% of the most restrictive public exposure limit.
- The location of all approved (but not installed) antennas and facilities. Expected RF levels from approved antennas.  
No other WTS facilities are reported to be approved for this site but not yet installed.
- The number and types of WTS within 100 feet of proposed site and estimates of additive EMF emissions at proposed site.  
There were no other WTS facilities observed within 100 feet of the site.

T-Mobile West Corp. • Proposed Base Station (Site No. SF23286B)  
3438 Mission Street • San Francisco, California

4. Location (and number) of Applicant's antennas and back-up facilities per building and location (and number) of other WTS at site.

T-Mobile proposes to install five directional panel antennas – three Andrew Model HBX-6513D5-V1M and two RFS Model A1XV18-206516S-C-A20 – within five cylindrical enclosures, configured to resemble vents, to be placed above the roof of the three-story mixed-use building located at 3438 Mission Street. The antennas would be mounted with up to 2° downhill at an effective height of about 46 feet above ground, 3 feet above the roof, and would be oriented toward 90°T, 245°T, and 350°T.

5. Power rating (maximum and expected operating power) for all existing and proposed back-up equipment subject to application.

The expected operating power of the T-Mobile transmitters is reflected in the resulting effective radiated power given in Item 6 below; the transmitters may operate at a power below their maximum rating.

6. Total number of watts per installation and total number of watts for all installations at site.

The maximum effective radiated power proposed by T-Mobile in any direction is 1,840 watts, representing simultaneous operation at 620 watts for PCS and 1,220 watts for AWS operation.

7. Plot or roof plan showing method of attachment of antennas, directionality of antennas, and height above roof level. Discuss nearby inhabited buildings.

The drawings show the proposed antennas to be installed as described in Item 4 above. There were noted no buildings of similar height within 100 feet.

8. Estimated ambient RF levels for proposed site and identify three-dimensional perimeter where exposure standards are exceeded.

For a person anywhere at ground, the maximum ambient RF exposure level due to the proposed T-Mobile operation is calculated to be 0.0042 mW/cm<sup>2</sup>, which is 0.42% of the applicable public exposure limit. Ambient RF levels at the site are therefore estimated to remain below 1% of the limit. The three-dimensional perimeter of RF levels equal to the public exposure limit is calculated to extend up to 21 feet out from the antenna faces and to much lesser distances above, below, and to the sides; this includes areas on the roof of the building but does not reach any publicly accessible areas.

9. Describe proposed signage at site.

It is recommended that the roof access ladder be locked\* so that the antennas would not be accessible to the general public. To prevent occupational exposures in excess of the FCC guidelines, no access within 7 feet directly in front of the antennas, such as might occur during maintenance work on the

\* Not used for fire egress, so there are no doors, hatches, or other ladders by which tenants could access the roof, may require approval from the San Francisco Fire Department.

T-Mobile West Corp. • Proposed Base Station (Site No. SF23286B)  
3438 Mission Street • San Francisco, California

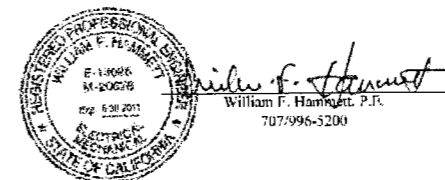
roof, should be allowed while the base station is in operation, unless other measures can be demonstrated to ensure that occupational protection requirements are met. Marking "exclusion areas" with yellow striping to the edge of the roof in front of the antennas, and posting explanatory warning signs\* at the roof access ladder and on the antenna enclosures, such that the signs would be readily visible from any angle of approach to persons who might need to work within that distance, would be sufficient to meet FCC-adopted guidelines.

10. Statement of authorship.

The undersigned author of this statement is a qualified Professional Engineer, holding California Registrations Nos. E-13026 and M-20676, which expire on June 30, 2011. This work has been carried out under his direction, and all statements are true and correct of his own knowledge except, where noted, when data has been supplied by others, which data he believes to be correct.

Conclusion

Based on the information and analysis above, it is the undersigned's professional opinion that the operation of the base station proposed by T-Mobile at 3438 Mission Street in San Francisco can comply with the prevailing standards for limiting public exposure to radio frequency energy and, therefore, need not for this reason cause a significant impact on the environment. The highest calculated level in publicly accessible areas is much less than the prevailing standards allow for exposures of unlimited duration. This finding is consistent with measurements of actual exposure conditions taken at other operating base stations. Marking the roof and posting explanatory signs is recommended to establish compliance with occupational exposure limitations.



November 8, 2010

\* Warning signs should comply with OET-65 color, symbol, and content recommendations. Contact information should be provided (e.g., a telephone number) to arrange for access to restricted areas. The selection of language(s) is not an engineering matter; the San Francisco Department of Public Health recommends that all signs be written in English, Spanish, and Chinese.



PROJECT INFORMATION:  
**SF23286**  
**NERVOUS DOG**  
**COFFEE**  
3438 MISSION STREET  
SAN FRANCISCO, CA 94110

CURRENT ISSUE DATE:  
**11/12/10**

ISSUED FOR:  
**100% ZONING DRAWINGS**  
**REVISION 4**

REV. DATE	DESCRIPTION	BY
4 09/10/10	100% ZONING DRAWINGS REVISION 2	BM
5 09/21/10	90% ZONING DRAWINGS REVISION 3	BM
6 09/29/10	100% ZONING DRAWINGS REVISION 3	BM
7 11/12/10	100% ZONING DRAWINGS REVISION 4	BM

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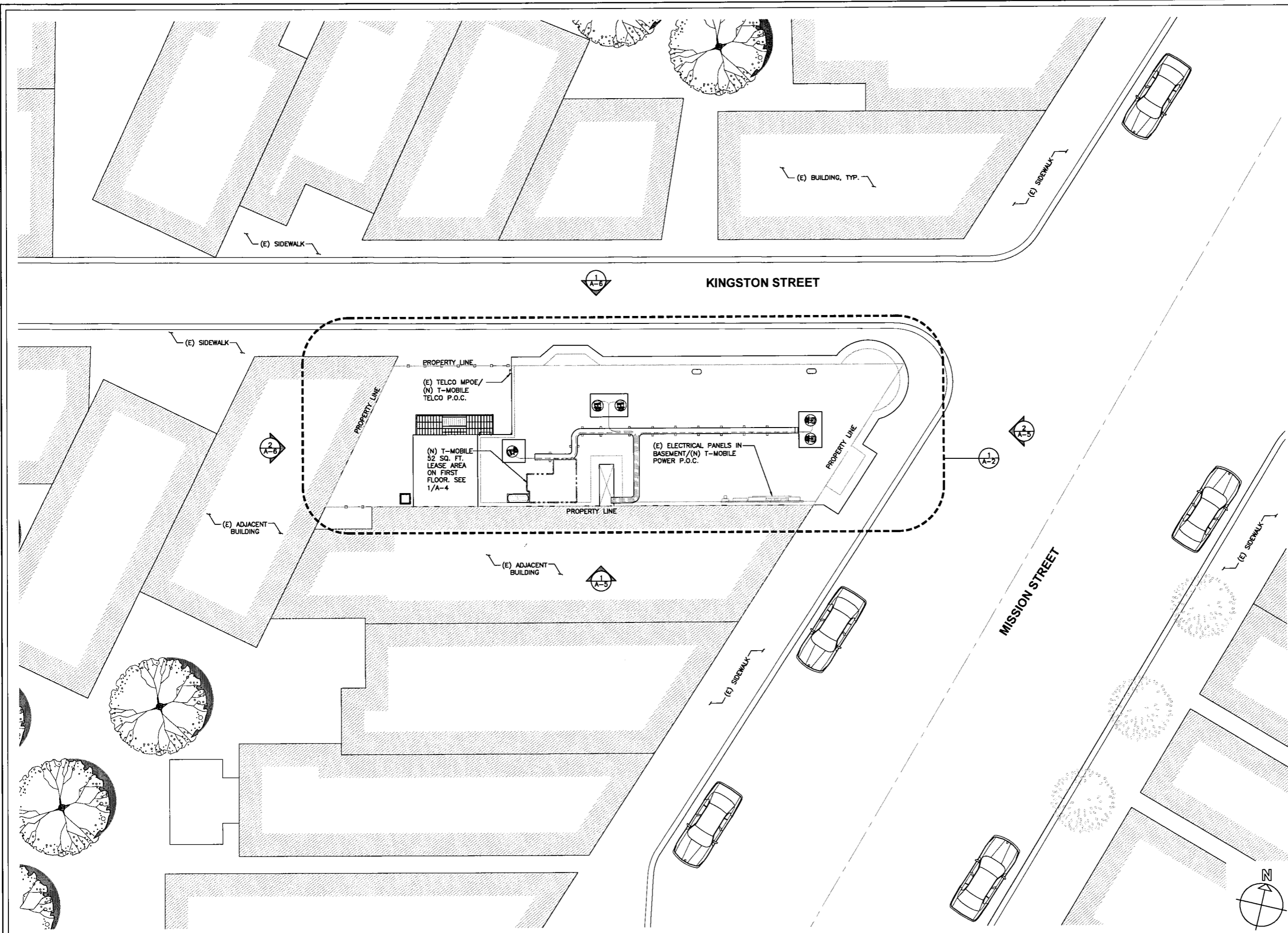
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DRAWN BY: \_\_\_\_\_ CHK.: \_\_\_\_\_ APV.: \_\_\_\_\_  
BM MWA MW

LICENSER:

SHEET TITLE:  
**EMF REPORT**

SHEET NUMBER:  
**T-5**



**T-Mobile**  
 T-MOBILE WEST CORPORATION,  
 a DELAWARE CORPORATION  
 1855 GATEWAY BLVD., 9TH FLOOR  
 CONCORD, CA 94520

PROJECT INFORMATION:  
**SF23286**  
**NERVOUS DOG**  
**COFFEE**  
 3438 MISSION STREET  
 SAN FRANCISCO, CA 94110

CURRENT ISSUE DATE:  
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7	11/12/10	100% ZONING DRAWINGS REVISION 4	BM

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CONSULTANT:

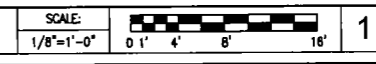
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 BM MWA MW

LICENSER:

SHEET TITLE:  
**OVERALL SITE /**  
**ROOF PLAN**

SHEET NUMBER:  
**A-1**

OVERALL SITE / ROOF PLAN



PROJECT INFORMATION:

**SF23286**  
**NERVOUS DOG**  
**COFFEE**

3438 MISSION STREET  
SAN FRANCISCO, CA 94110

CURRENT ISSUE DATE:

07/12/10

ISSUED FOR:

90% ZONING

REV. DATE DESCRIPTION BY:

REV.	DATE	DESCRIPTION	BY
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1	05/19/10	100% ZONING DRAWINGS	BM
2	07/12/10	90% ZONING DESIGN REVISION	BM

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DRAWN BY: CHK.: APV.:

BM MWA MW

LICENSER:

SHEET TITLE:

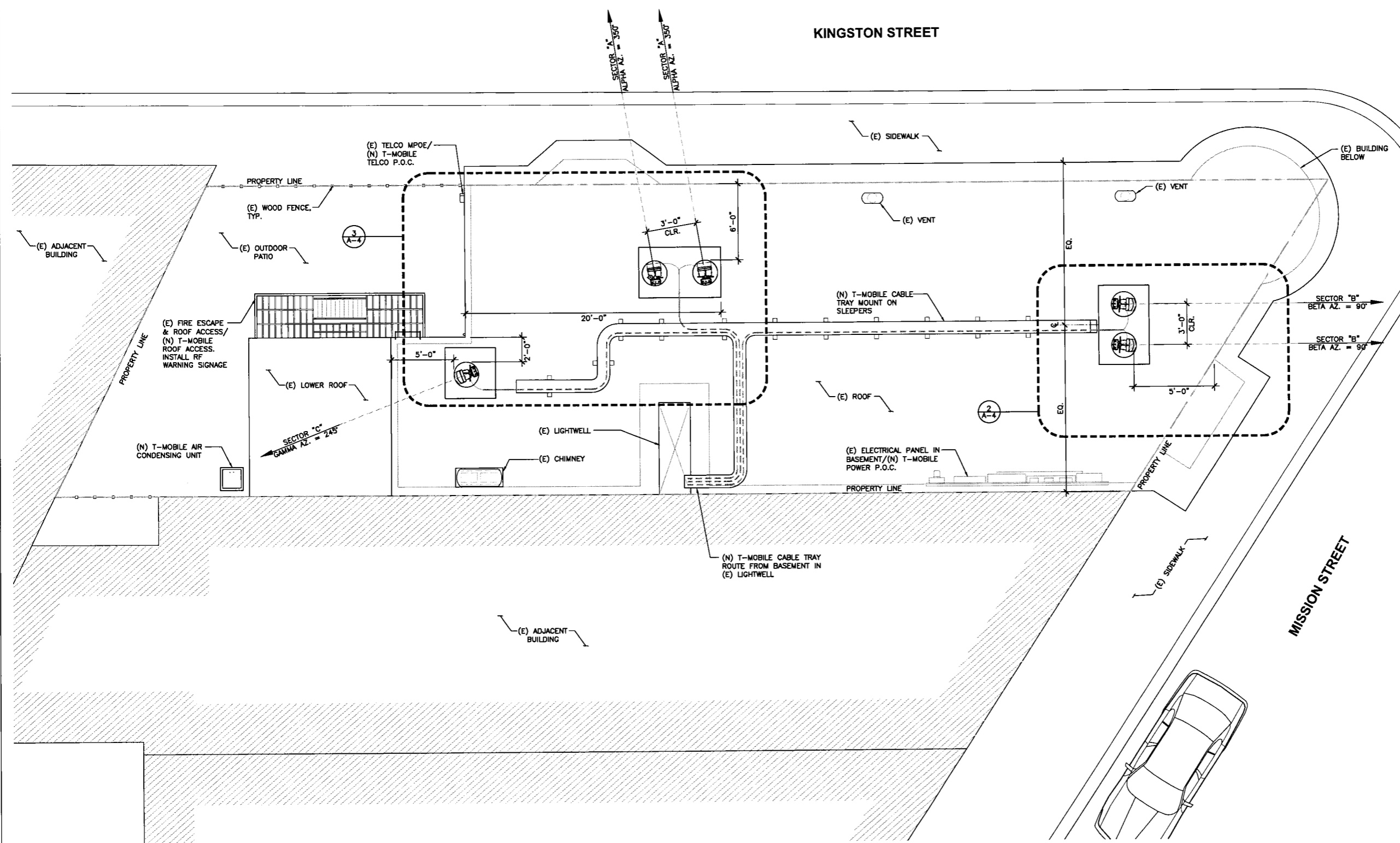
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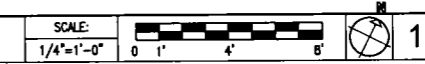
**A-2**

KINGSTON STREET

MISSION STREET



ENLARGED ROOF PLAN



**T-Mobile**

T-MOBILE WEST CORPORATION,  
a DELAWARE CORPORATION  
1855 GATEWAY BLVD., 9TH FLOOR  
CONCORD, CA 94520

PROJECT INFORMATION:

**SF23286**  
**NERVOUS DOG**  
**COFFEE**

3438 MISSION STREET  
SAN FRANCISCO, CA 94110

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11/12/10

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**100% ZONING DRAWINGS**  
**REVISION 4**

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REV.	DATE	DESCRIPTION	BY
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6	09/29/10	100% ZONING DRAWINGS REVISION 3	BM
7	11/12/10	100% ZONING DRAWINGS REVISION 4	BM

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DRAWN BY: CHK.: APV.:

BM MWA MW

LICENSER:

SHEET TITLE:

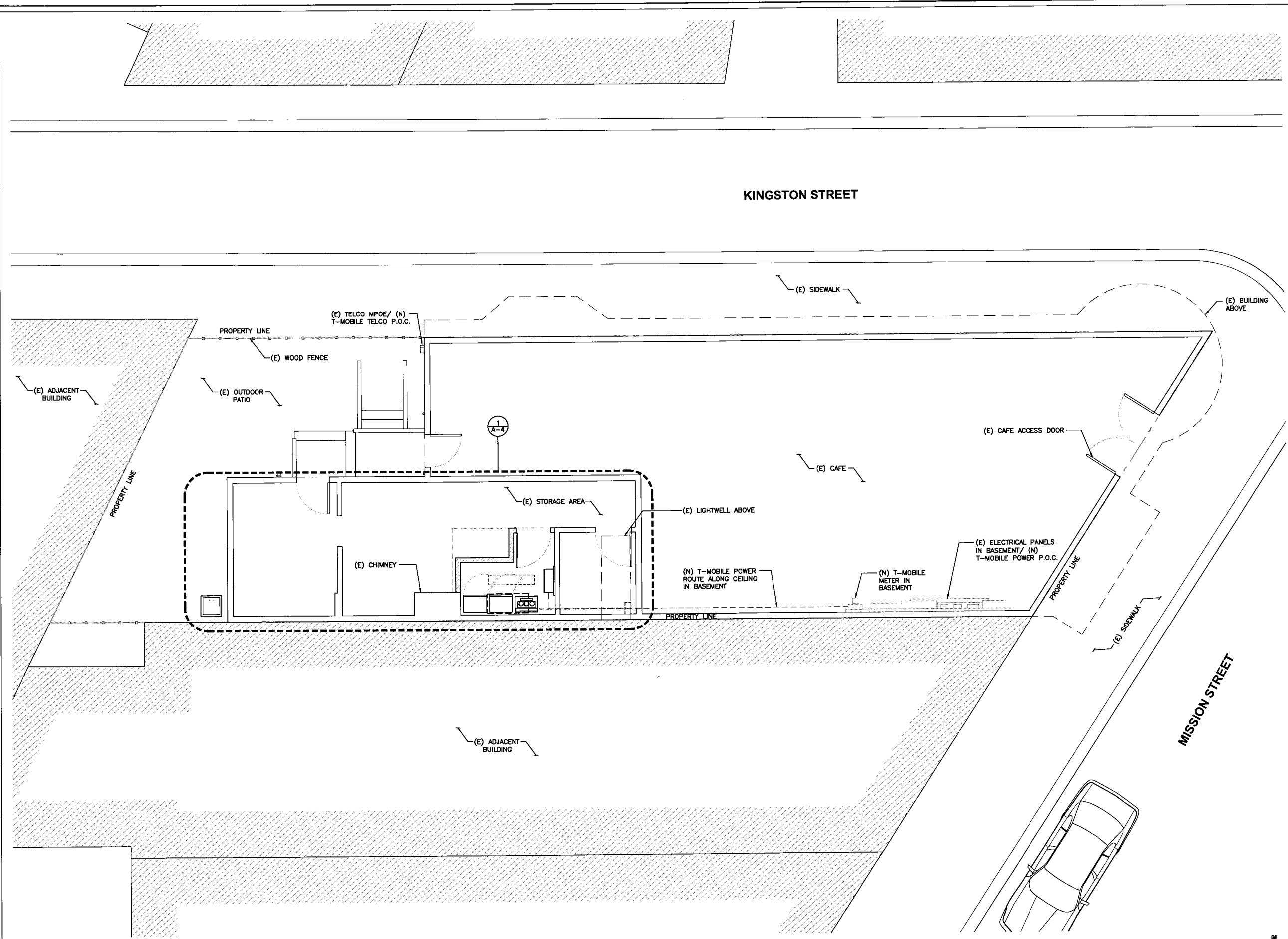
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SHEET NUMBER:

**A-3**

KINGSTON STREET

MISSION STREET



ENLARGED FIRST FLOOR PLAN

SCALE: 1/4"=1'-0"  
0 1' 4' 8' 1



PROJECT INFORMATION:

**SF23286**  
**NERVOUS DOG**  
**COFFEE**

3438 MISSION STREET  
SAN FRANCISCO, CA 94110

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DRAWN BY: CHK.: APV.:

BM MWA MW

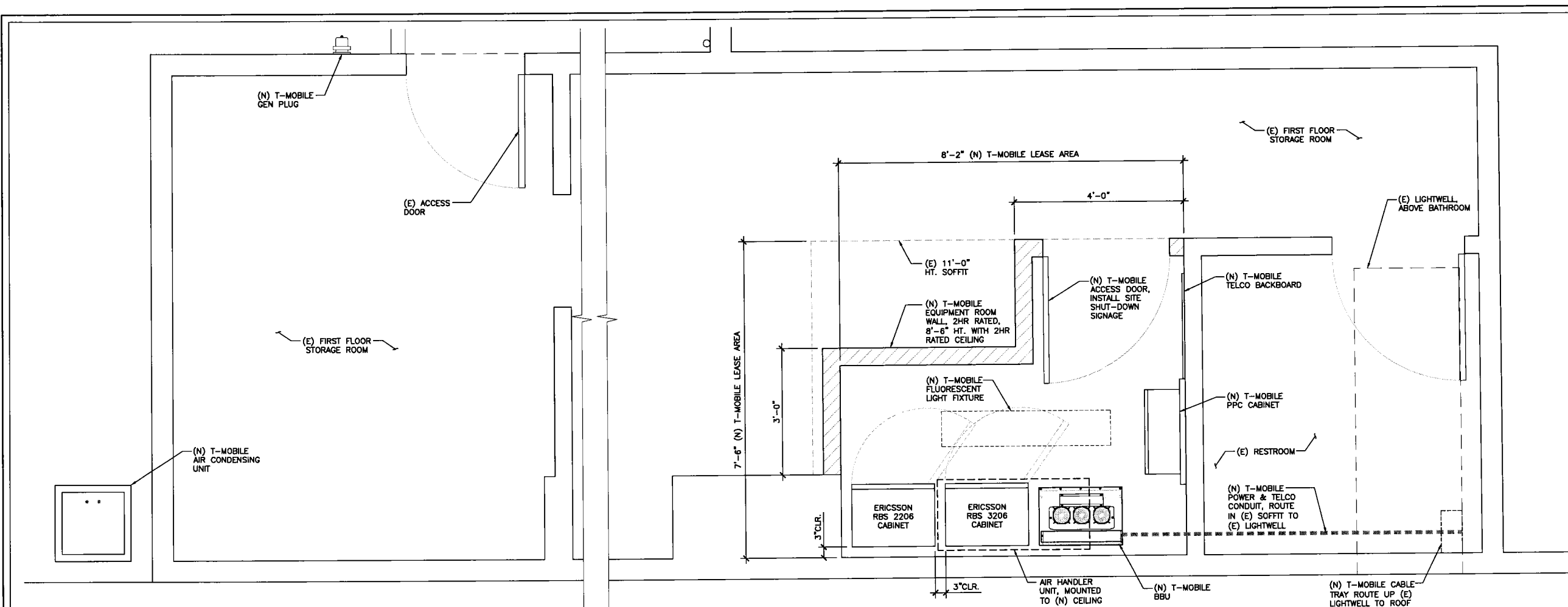
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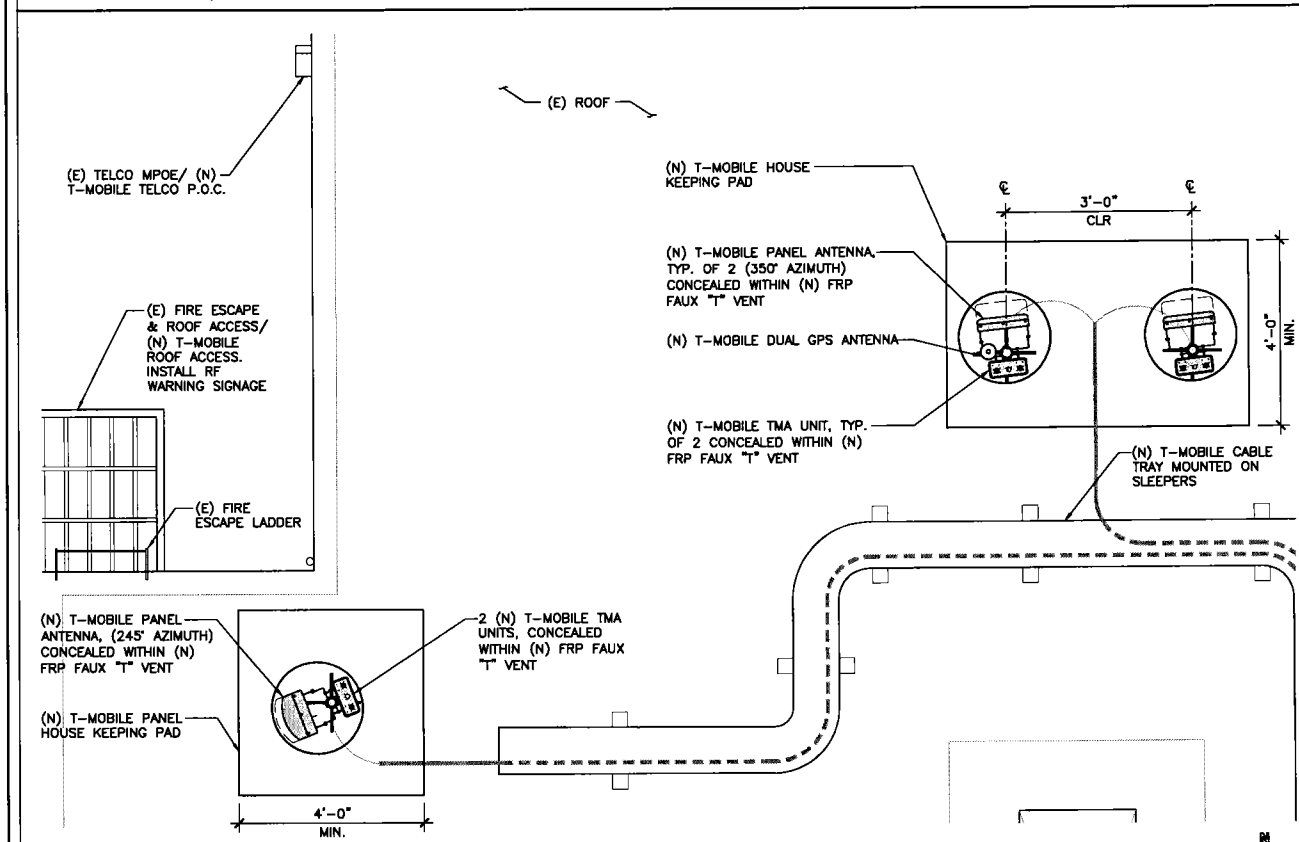
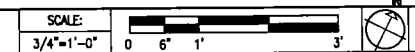
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**ANTENNA LAYOUT/**  
**EQUIPMENT ROOM**

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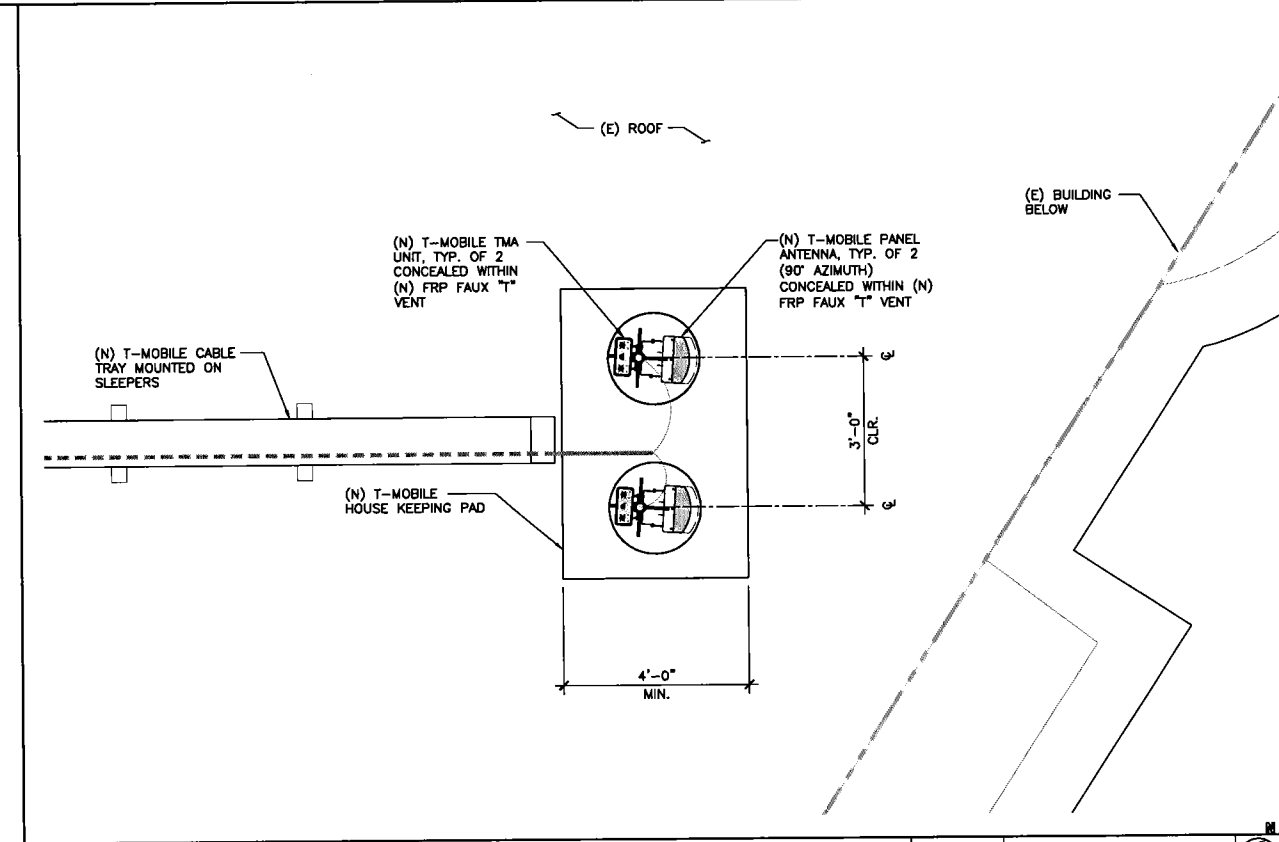
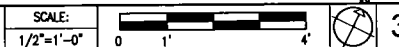
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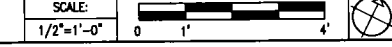
ENLARGED EQUIPMENT ROOM



ENLARGED ANTENNA LAYOUT



ENLARGED ANTENNA LAYOUT



**T-Mobile**

T-MOBILE WEST CORPORATION,  
a DELAWARE CORPORATION  
1855 GATEWAY BLVD., 9TH FLOOR  
CONCORD, CA 94520

PROJECT INFORMATION:

**SF23286**  
**NERVOUS DOG**  
**COFFEE**

3438 MISSION STREET  
SAN FRANCISCO, CA 94110

CURRENT ISSUE DATE:

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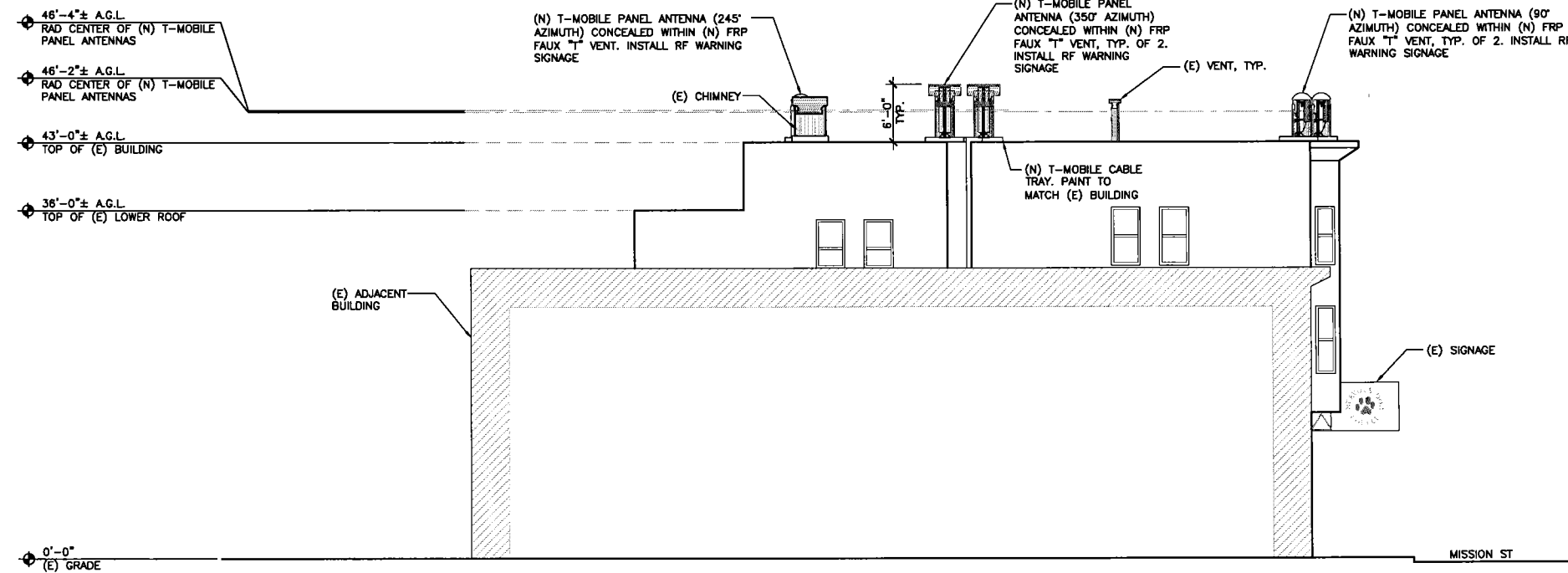
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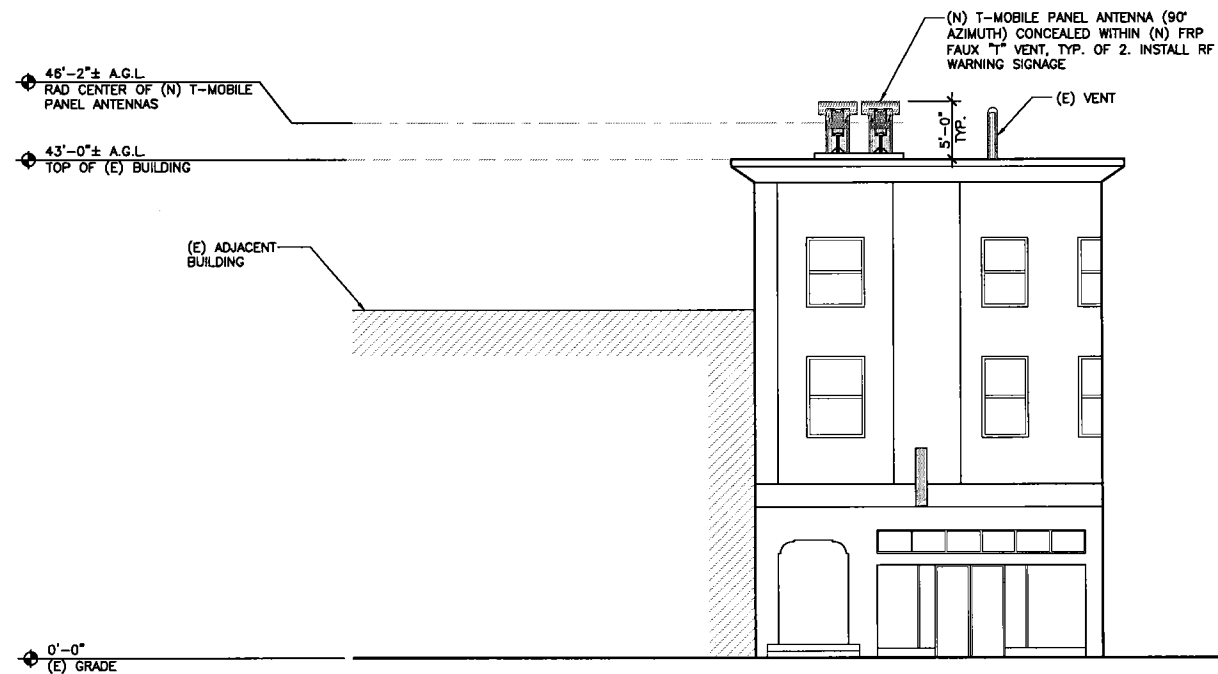
SHEET NUMBER:

**A-5**



**SOUTH ELEVATION**

SCALE: 1/8"=1'-0" 1



**EAST ELEVATION**

SCALE: 1/8"=1'-0" 2

**T-Mobile**

T-MOBILE WEST CORPORATION,  
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PROJECT INFORMATION:

**SF23286**  
**NERVOUS DOG**  
**COFFEE**

3438 MISSION STREET  
SAN FRANCISCO, CA 94110

CURRENT ISSUE DATE:

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REV.	DATE	DESCRIPTION	BY
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PROJECT ARCHITECT/ENGINEER:

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**ARCHITECTURE** **W**

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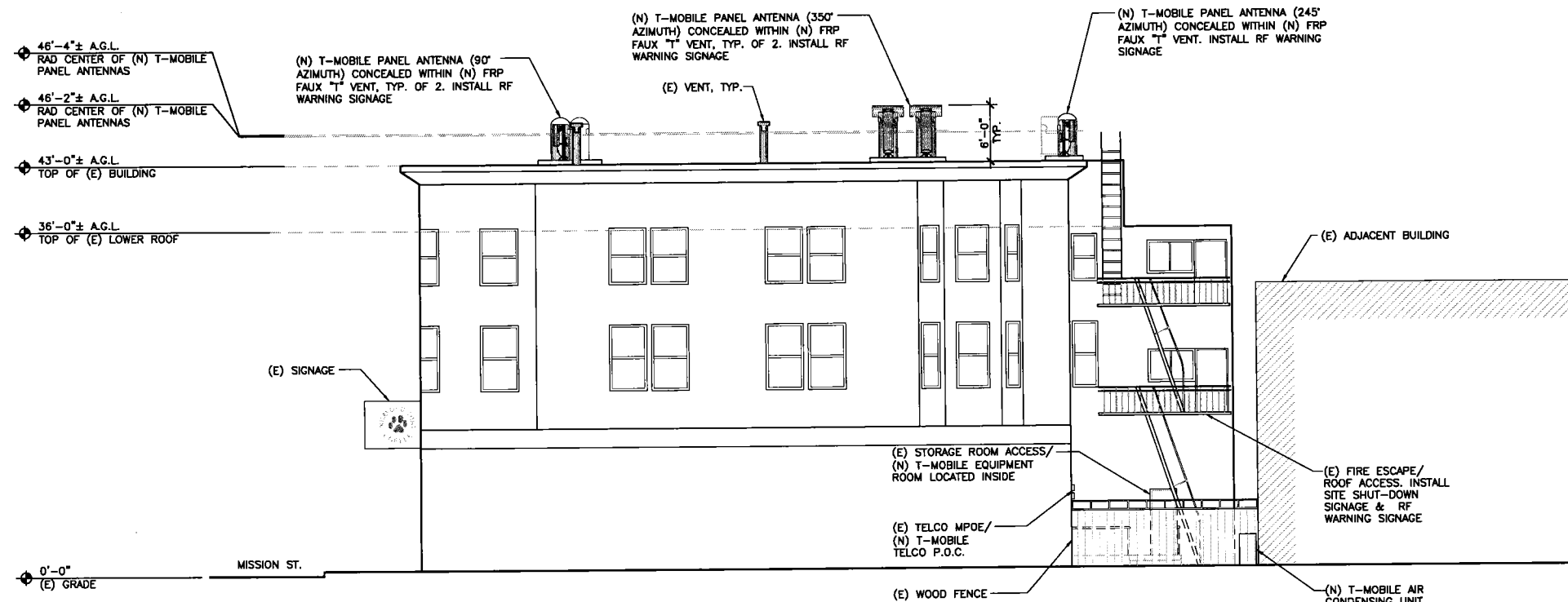
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**ELEVATIONS**

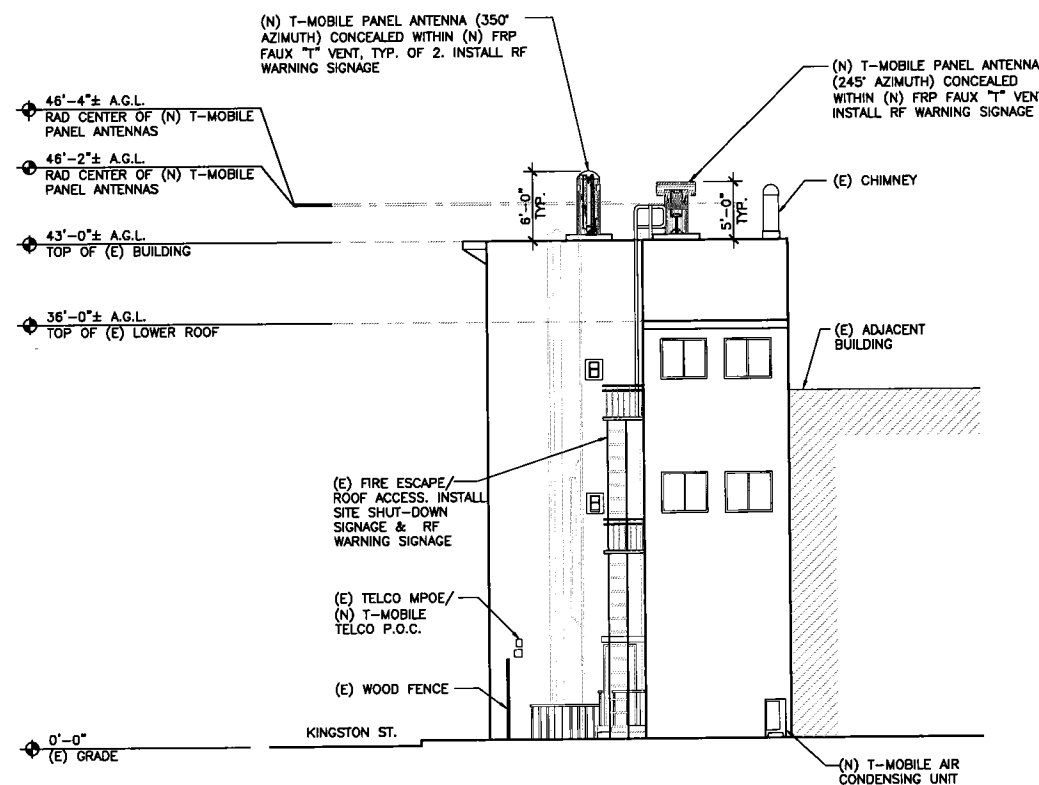
SHEET NUMBER:

**A-6**



**NORTH ELEVATION**

SCALE: 1/8"=1'-0" 1



**WEST ELEVATION**

SCALE: 1/8"=1'-0" 2