



REPORT TO PLANNING COMMISSION City of Sacramento

5

915 I Street, Sacramento, CA 95814-2671

PUBLIC HEARING
May 27, 2010

To: Members of the Planning Commission

Subject: T-Mobile Riverside Boulevard Monopine. A request to construct a 65 foot monopine (pine tree cellular antenna) with 3 antennas and associated radio equipment on approximately 0.47 acres in the General Commercial (C-2) zone. (P07-153)

- A. Environmental Determination: Exempt per CEQA 15303
- B. Special Permit to construct a new 65 foot pine tree monopole with antennas and associated equipment in the General Commercial (C-2) zone.

Location/Council District:

2661 Riverside Blvd., Sacramento, CA

Assessor's Parcel Number: 009-00321-061

Council District 4

Recommendation: Staff recommends denial of the Special Permit request for a 65 foot high. The Commission has final approval authority over items A-B above, and its decision is appealable to City Council. Staff has determined that there are opportunities for collocation in the immediate area that are more compliant with the guidelines for locating telecommunications facilities. Representatives of the Land Park Community Association have expressed opposition to the project. At the time writing of this staff report, this project is considered controversial.

Contact: Antonio Ablog, Associate Planner, 808-7702, Lindsey Alagozian, Senior Planner, 808-2659.

Applicant: Rama Gulati, (916) 402-4019, 6728 Fair Oaks Blvd., Carmichael, CA 95608

Owner: Balshor Family Trust, 1101 Theo Way, Sacramento, CA 95822



Summary: The applicant is seeking entitlements to construct a 65 foot pine tree monopole for wireless communications. The components of the project will consist of the monopine, an antenna array, and the associated equipment. The associated equipment cabinet is proposed to be located to the rear of the existing commercial building currently being used as a florist. The facility will provide 24-hour wireless service to residential and business customers in the area.

Staff does not support this request at this time. Staff believes that the monopine requested for the subject site is visually obtrusive as there are only a few trees in the immediate vicinity to provide context for the proposed monopine. There are other areas in the immediate vicinity where a monopine could be constructed to be much less visible and provide comparable telecommunication coverage.

Table 1: Project Information
General Plan designation: Traditional Center
Existing zoning of site: General Commercial (C-2)
Existing use of site: Florist
Property area: 20,434 square feet

Background Information: The original project application was submitted in November of 2007. The submittal included a request to construct a 75-foot slim-line monopole antenna. Staff did not support this original design and requested that the applicant consider either redesigning or relocating the proposed antenna. The applicant redesigned the pole as a 75 foot monopine (pine tree cellular antenna) and submitted a statement related to the infeasibility of locating the proposed antennas on nearby structures (see discussion in the Guidelines for Telecommunications Facilities).

Based on the redesign and analysis of the other sites, staff scheduled the project to be heard by the Planning Commission on April 23, 2009. At the time, staff supported the project as the applicant agreed to reduce the height of the monopole to 65 feet. However, prior to the scheduled hearing, the Land Park Community Association (LPCA) expressed opposition to the proposal and requested that the proposal be presented at an LPCA meeting. Due to this request, the original hearing was continued so that the applicant could meet with the community association.

Public/Neighborhood Outreach and Comments: The proposed project was routed to the Land Park Community Association, as well as to landowners within a 500 foot radius of the project site. Representatives of the Land Park Neighborhood Association have expressed opposition to the project as proposed. They have suggested preliminary alternatives to the proposed siting, and have asked that the applicant explore these alternatives. The applicant is of the position that they have explored all feasible alternatives and they have elected to proceed to a hearing. The applicant has also submitted a petition to staff with 60 unique signatures in support of the proposed monopine (Attachment 4).

Environmental Considerations: The City of Sacramento's Environmental Planning Services has reviewed this project and determined that it is exempt from review under the following provisions of the California Environmental Quality Act and/or Guidelines: CEQA Guidelines Section 15303, New Construction of Small Structures. However, staff is recommending denial of the Special Permit request. The California Environmental Quality Act (CEQA) does not apply to projects that are denied by the public agency. Therefore, if staff's recommendation is accepted, no action or further findings pursuant to CEQA are required.

General Plan: The subject site is designated Traditional center in the 2030 General Plan. The General Plan promotes working with service providers to ensure access and availability of a wide range of state of the art telecommunication systems and services for households businesses, institutions, and public agencies throughout the city (U7.1.1). Though the monopine meets the intent of the General Plan to promote access to telecommunication services, the proposed antennas are inconsistent with the City's Telecommunications Siting Guidelines. Staff believes that the cellular provider can provide comparable telecommunications coverage on a site that is more consistent with the telecommunications siting guidelines than the site presented with this application.

Project Design: The applicant is proposing to locate one antenna array (three panels), and one future array on a pine tree monopole behind an existing building in the C-2 zone. The applicant is requesting a 65 foot pine tree pole to mimic existing evergreen trees of similar height on the adjacent multi-family property. The applicant has stated that a 55 foot monopole at the location would not provide enough increased coverage to be worth pursuing. Although it does not provide maximum coverage, the applicant agreed to pursue 65 foot option. Staff originally supported this option, as the tree pole at this height would better blend with surrounding trees than the originally requested slim-line monopole. Along with the monopole, the associated telecommunications equipment would be placed in a 25 foot by 15 foot area to the rear of the existing commercial building. This equipment area would not be visible from any public streets.

Based on the plans submitted, the proposed monopine would be located approximately 10 feet from the adjacent residential parcel. Though the subject site is a commercial parcel, staff typically prefers a greater separation between new monopoles and residential properties.

Guidelines for Telecommunication Facilities: The City has developed policies concerning siting preferences and facility location and design. A primary objective of these policies is to reduce or minimize the number and visibility of telecommunication facilities. The City's Telecommunications Policy does not specifically prohibit the approval of new monopoles altogether, but lists the approval of new monopoles as the least desirable option for locating new telecommunications antennas.

The applicant explored, as a possible location, the existing tower at KXTV-Channel 10, located at 400 Broadway. This site however, was too close to an existing T-Mobile site. A light standard changeout was proposed at 915 Broadway, but this location was also

too close to an existing site. A rooftop site at 2725 was also explored by the applicant, but was ruled out as it did not provide enough height to the coverage objectives. Although acceptable to T-Mobile's radio-frequency engineers, the following candidates were not interested in a long-term lease for a telecommunications site: 1) Target, 2505 Riverside Boulevard, 2) California Bank and Trust, 1331 Broadway, 3) Sacramento Business Journal, 1400 X Street.

The facility location and design guidelines emphasize minimizing the number and visibility of new telecommunication facilities through location and design. At the time that this monopine request was scheduled to be heard by the Planning Commission in April of 2009, staff believed that the 65' monopine was appropriate for the subject site. The applicant had lowered the height and changed the design from the original application. Furthermore, the 65 foot height allowed for a second antenna array for future cellular carriers to collocate.

As detailed in the background section above, the initial public hearing for this project was continued so the applicant could present the project to the Land Park Community Association. In January of 2010, staff received a separate application for a request to construct a 94 foot monopine on the Odd fellows Cemetery approximately 1500 feet from the 2661 Riverside location. Upon receipt of the new application, staff informed each applicant that there was a competing application for a new pole and that the applicants should locate a site for one pole that would meet each carrier's coverage objectives.

City Staff recommended that the carriers look at the Old City Cemetery to construct a single pole that would cover the entire area. The applicant presented such a proposal before the Old City Cemetery Board, but did not receive support.

The City's Telecommunications siting guidelines give the lowest preference to new monopoles. In a situation where there are two competing carriers requesting new poles within 1500 feet of each other, staff's position is that only one new pole should be allowed with arrays for each carrier. Staff believes that the monopine proposed for the Odd fellows Cemetery (P10-001) is a superior location as it is nestled amongst evergreen trees approaching 80 feet tall. Combined with the existing tree canopy at the cemetery, the Odd fellows' monopine becomes less visible and will only be seen along a short section of Muir Way and a portion of McClatchy Way immediately south of the site and to west of the cemetery. The applicant maintains that a cemetery sited antenna would be too far west to meet its coverage needs and has produced coverage maps showing that siting antennas on either of the cemetery alternatives would not provide adequate coverage for its customers.

Land Use

The applicant is requesting a Special Permit to construct a new 65 foot monopine in the General Commercial (C-2) zone. In evaluating Special Permit proposals of this nature, the Commission is required to make the following findings:

- A. A special permit shall be granted upon sound principles of land use.

Based on the City's Telecommunications siting guidelines, new monopoles are the least preferred option for siting new antennas. Staff is currently processing two requests for new poles in the same general vicinity and recommends that the two carriers share one new pole. Staff believes that the competing location, at the Odd fellows Cemetery, is a preferable site for a new monopole as it is less visually intrusive than the 2661 Riverside location. Furthermore, the location requested allows for only a 10-foot separation to the adjacent residential parcel, staff typically requires a much greater separation. Recommending approval of a second new monopole would not constitute a sound land use decision and is contrary to the siting guidelines.

- B. A special permit shall not be granted if it will be detrimental to the public health, safety or welfare, or if it results in the creation of a nuisance.

The installation of the monopine will result in the creation of a visual nuisance. While there are a few mature evergreen trees on the property to the east of the subject location, they are not enough to for a proper backdrop to camouflage a monopine tree antenna.

- C. A special permit use must comply with the objectives of the general or specific plan for the area in which it is to be located.

The proposed project is consistent with the General Plan Policy of promoting and supporting communications facilities within the City and the Guidelines for Telecommunication Facilities.

Summary

Staff does not recommend approval of this monopine. Staff believes that there are other sites in the immediate vicinity that that can provide a better contextual location for a pine tree antenna pole. Such locations could also provide a greater buffer to existing residential properties and expanded opportunities for collocation.

Respectfully submitted by: _____



ANTONIO A. ABLOG
Associate Planner

Approved by: _____



LINDSEY ALAGOZIAN
Senior Planner

Recommendation Approved:



GREGORY BITTER, AICP
Principal Planner

Attachments:

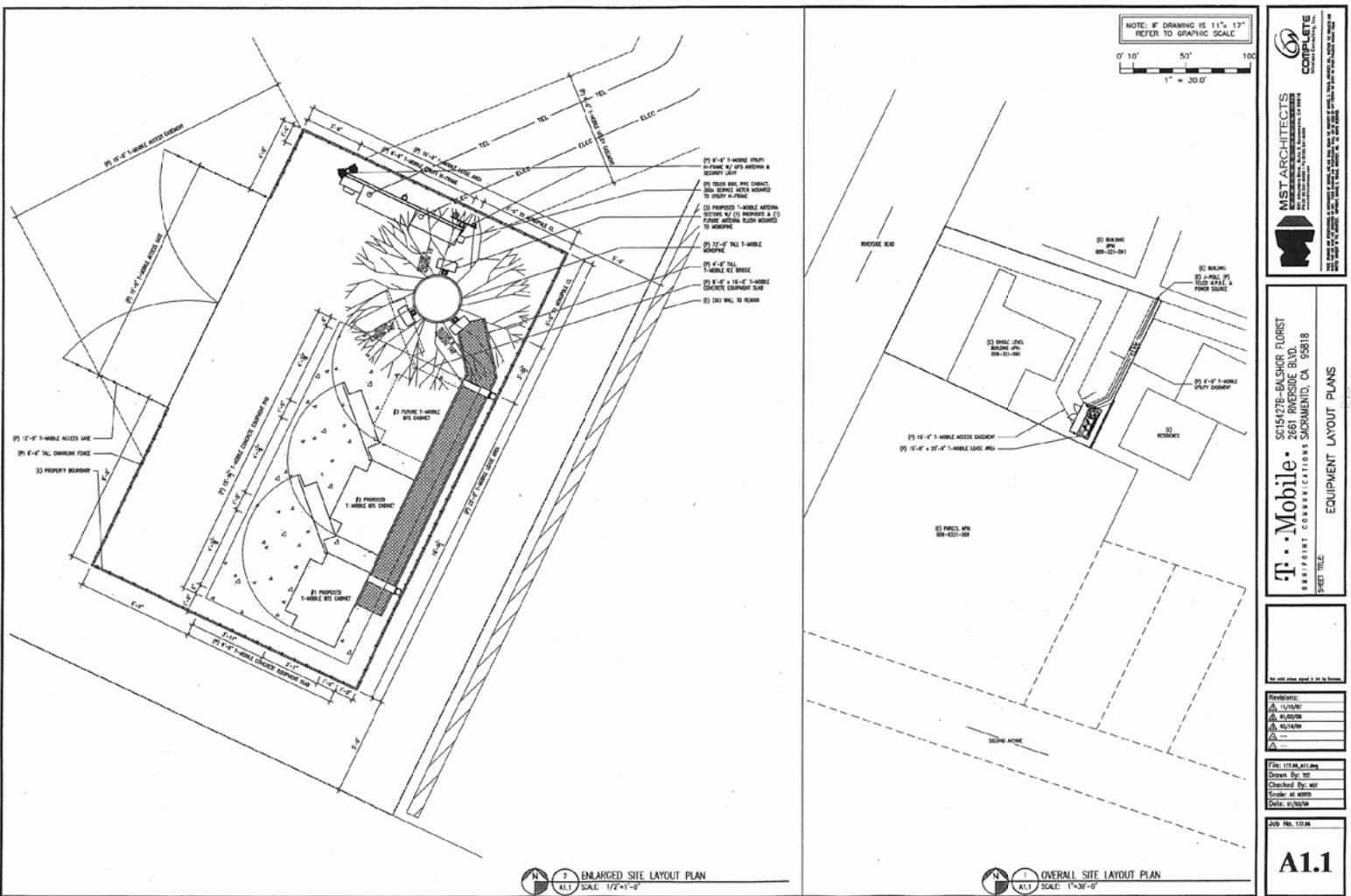
Attachment 1	Recommended Findings of Fact
Exhibit 1A	Survey
Exhibit 1B	Site/Equipment Layout Plan
Exhibit 1C	Elevations
Exhibit 1D	Photosimulations
Exhibit 1E	Propagation Maps
Attachment 2	Letters from Applicant and owner including Alternative Site Analysis
Attachment 3	Letter from the Land Park Community Association
Attachment 4	Petition for Support of the Monopine

**Attachment 1
Proposed Findings of Fact for Denial
T-Mobile Riverside Boulevard Monopole
2661 Riverside Boulevard**

Findings of Fact

- A. **Environmental Determination:** The project is denied, and the California Environmental Quality Act (CEQA) does not apply to projects that are denied by the public agency. No action or further findings pursuant to CEQA are required.
- B. The Special Permit to construct a new pine tree monopole with antennas and associated equipment in the General Commercial zone is hereby denied based upon the following findings:
 - 1. Granting the Special Permit is not based upon sound principles of land use in that:
 - A. New monopine will be visually obtrusive against the backdrop of only a few mature evergreen trees;
 - B. The monopine will be located only 10 feet from the nearest residentially zoned parcel.
 - C. The construction of a new monopine represents the least desirable siting option in the Telecommunications Siting Guidelines.
 - 2. Granting the Special Permit would be detrimental to the public welfare or result in the creation of a public nuisance in that:
 - A. The installation of the monopine will result in the creation of a visual nuisance. While there are a few mature evergreen trees on the property to the east of the subject location, they are not enough to for a proper backdrop to camouflage a monopine tree antenna

Exhibit 1B - Site/Equipment Layout Plan



NOTE: IF DRAWING IS 11" x 17" REFER TO GRAPHIC SCALE

0' 10' 50' 100'
1" = 30' 0"

MST ARCHITECTS
MST ARCHITECTS
1000 N. MARKET ST., SUITE 100
SACRAMENTO, CA 95811
TEL: 916.441.1111
WWW.MSTARCHITECTS.COM

COMPLETE
PROJECT COMPLETE

T-Mobile
T-Mobile COMMUNICATIONS CORPORATION
SACRAMENTO, CA 95818
SHEET TITLE: EQUIPMENT LAYOUT PLANS

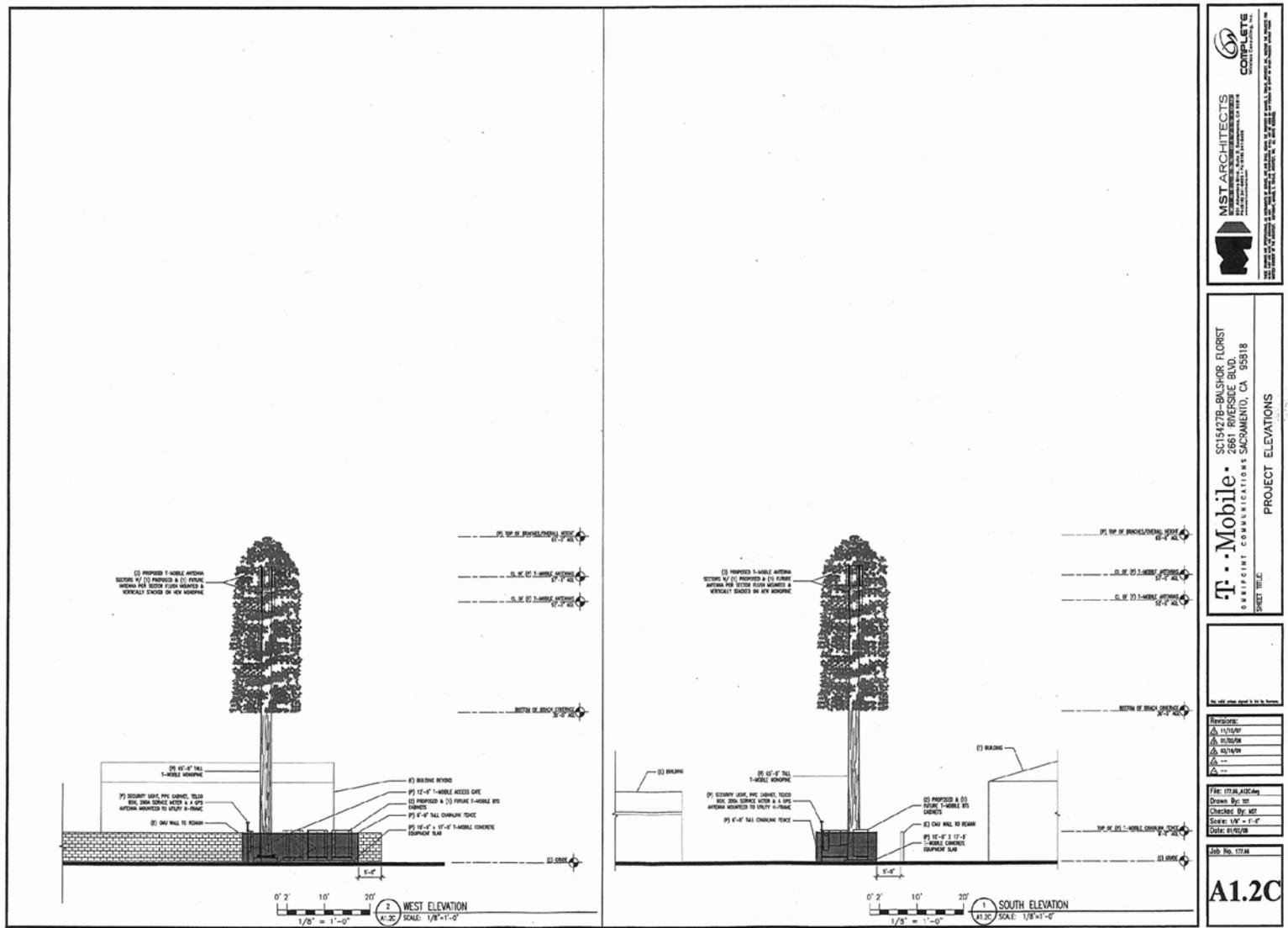
Revisions:	
A1	10/15/07
A2	10/15/07
A3	10/15/07
A4	
A5	

File:	1718_A11.dwg
Drawn By:	SM
Checked By:	SM
Scale:	AS SHOWN
Date:	10/15/07

Sheet No. 1718

A1.1

Exhibit 1C - Elevations



February 22, 2009

Photosimulation of view looking due north from 2nd Ave, nearest the site.



© Copyright 2007, Previsualists Inc., all rights reserved. Accuracy of this photosimulation based upon information provided by project applicant. Questions! Call 1.877.799.3210 or visit WWW.PHOTOSIM.COM

Previsualists
The Computer Graphics, Inc.

Subject: Riverside Monopine (P07-153)

Exhibit 1D - Photosimulations

May 27, 2010

February 22, 2009

Photosimulation of view looking northeast from across Riverside Blvd at 2nd Ave.



© Copyright 2007, Previsualists Inc., all rights reserved. Accuracy of this photosimulation based upon information provided by project applicant. Questions? Call 1.877.799.3210 or visit WWW.PHOTOSIM.COM

Previsualists
The Computer Graphics Experts

Subject: Riverside Monopine (P07-153)

May 27, 2010

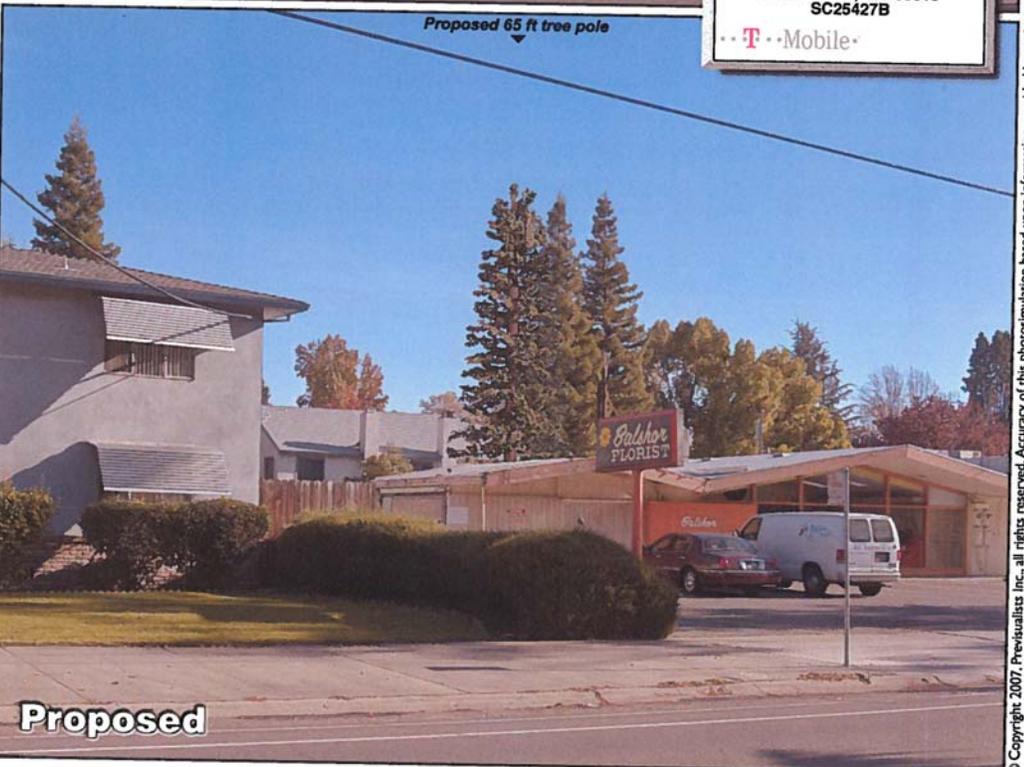
February 22, 2009

Photosimulation of view looking east from across Riverside Blvd.



Existing

Balshor Florist
2661 Riverside Blvd
Sacramento, CA 95818
SC25427B
T-Mobile



Proposed

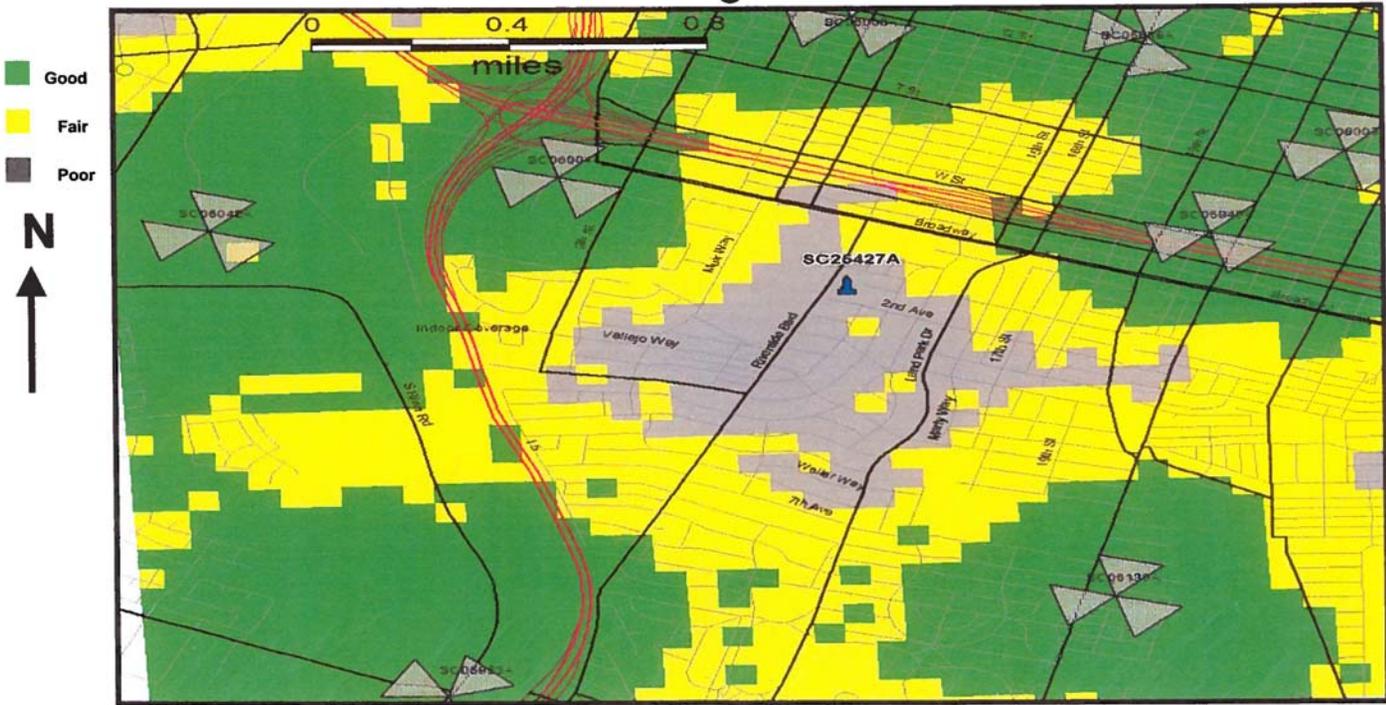
Previsualists
© Copyright 2007, Previsualists Inc., all rights reserved. Accuracy of this photosimulation based upon information provided by project applicant. Questions? Call 1.877.799.3210 or visit WWW.PHOTOSIM.COM

.. T .. Mobile .. T .. Mobile ..



Get more from life®

SC25427A – Coverage without the site

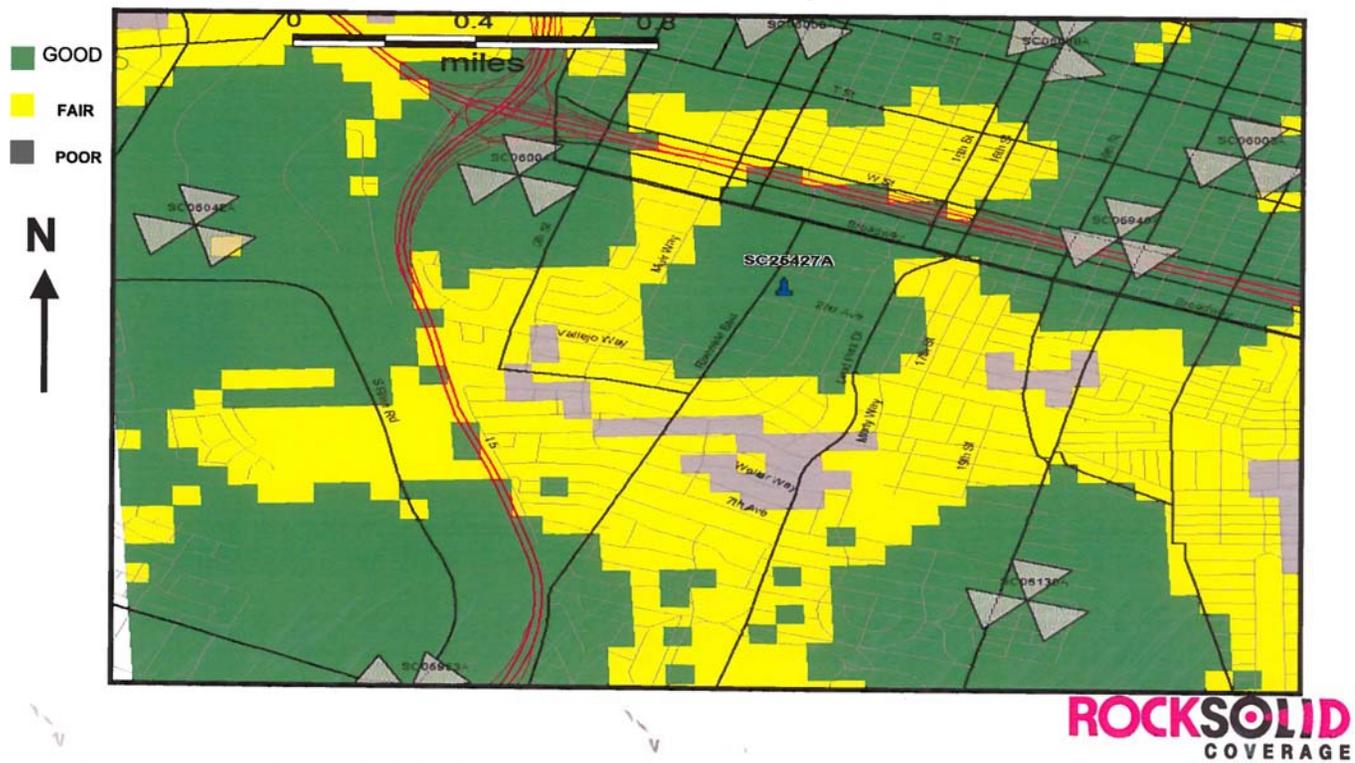


ROCKSOLID
COVERAGE



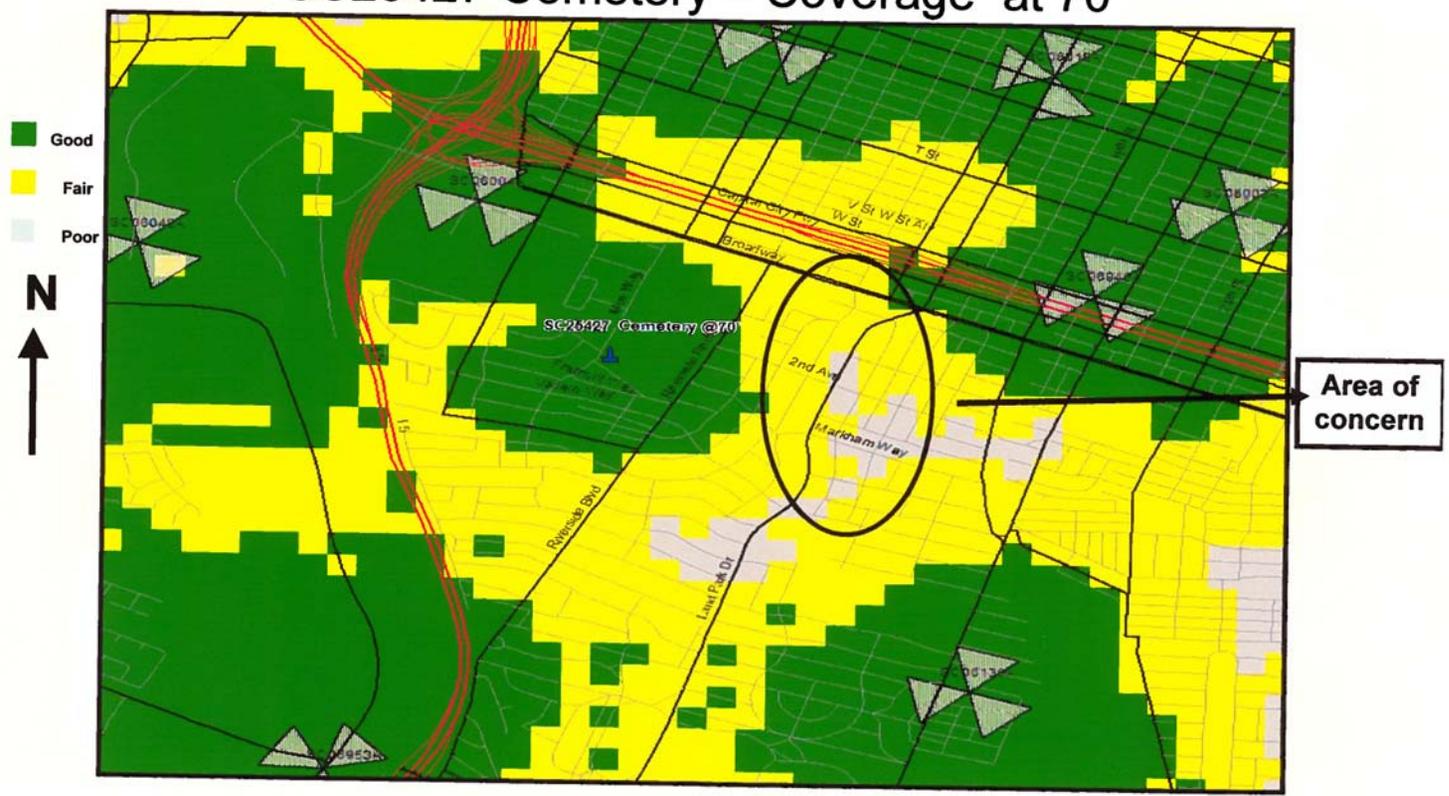
... T-Mobile T-Mobile ...

Get more from life®
SC25427A – Coverage at 57'



Coverage with Odd Fellows Cemetery Site

SC25427 Cemetery – Coverage at 70'



Attachment 2 – Letters from Applicant and owner including Alternative Site Analysis



January 29, 2009

Antonio Ablog
City of Sacramento
Development Services Department
300 Richards Blvd
Sacramento, CA 95811

Subject: P07-153/ T-Mobile site SC25427 (Balshor Florist)

Dear Antonio:

Thank you for meeting with us last week. As we discussed, we would like to have this project scheduled for the earliest available Planning Commission hearing. Attached please find an alternative site analysis describing the various locations T-Mobile considered but were deemed infeasible either because the location did not meet T-Mobile's RF engineering needs, the property owner was not interested or because the site was incongruent with siting guidelines or a combination of these factors. In particular, please note that T-Mobile initially reviewed the Odd Fellows Cemetery site in January 2009 (and then again in July 2009) and the only space available on the cemetery grounds was too far west from T-Mobile's coverage objective (see attached propagation maps).

As this project has changed hands multiple times, it may be helpful to briefly recap its history as follows: The subject application was filed in November 2007. After extensive review by planning staff which included multiple meetings with the project planner and senior planning staff as well as an independent review by the City's engineer, Scott Andrews, the project was noticed and scheduled for a hearing in April 2009 with a staff recommendation of approval. Two days before the April 2009 hearing, planning staff called me to request that the hearing be continued in order to give LPCA additional time to review the project. We agreed to the continuance and worked closely with various members of LPCA to help answer any questions regarding the project.

Unfortunately, despite our best efforts, we were unable to find a suitable collocation option with the requisite height necessary to meet our RF engineering needs. With all other factors being equal, the subject site is an ideal location as it allows T-Mobile to provide enhanced wireless coverage, with little, if any, visual impact. The proposed treepole will be tucked behind the Balshor Florist building and is specifically designed to blend with the existing mature pine trees. All in all, the subject location is an ideal site for a treepole.

6728 Fair Oaks Blvd., Suite 400 • Carmichael, CA 95608 • Fax: 916.482.6235

We are committed to working with the City of Sacramento in bringing this project to fruition. Please let me know if you have any questions or require additional information. Thank you.

Sincerely,
Rama S. Gulati
Applied Wireless Consulting representing T-Mobile
916.402.4019 mobile
916.482.6235 fax

Brief History

- Site search started in March 2007
- From March to October 2007, five candidates were considered before SUP application for Balshor Florist was submitted on November 19, 2007.
- Original design was for a 75' slimline pole.
- After multiple meetings with planning staff, design is changed to treepole with staff now in support.
- Scheduled for PC for February 2009. Notices sent out to neighbors with no calls or correspondence opposing the site.
- February hearing continued at request of planning staff.
- Dozens of neighbors have signed petition in support of project.

Sites Evaluated

- Collocation on Channel 10 tower at 400 Broadway. Unfortunately too close to existing T-Mobile site SC06004A.
- A light standard change out at 915 Broadway, but this location is also too close to existing T-Mobile site SC06004A.
- New facility at Odd Fellows Lawn Cemetery. Only space available is at end of cemetery grounds which is too far from T-Mobile's coverage area.
- Target store, 2505 Riverside Boulevard: Not interested in a long-term lease for a telecommunications site.
- California Bank & Trust, 1331 Broadway: Not interested in a long-term lease.
- Sacramento Business Journal, 1400 X Street: Not interested in a long-term lease.
- Rooftop site at 2725 Riverside Blvd. Building does not provide sufficient height for T-Mobile's RF engineering needs.

January 26, 2010

Al and Marie Balshor
Balshor Florist Owners
2661 Riverside Boulevard
Sacramento, CA 95818

Personal Residence
1101 Theo Way
Sacramento, CA 95822

To: City Planning Commission

Re: T. Mobile Proposed Riverside Cellular Tower (P07-153) AT 2661 Riverside Boulevard, Sacramento, CA 95818

Background of the Project

In 2007, we were approached by representatives from T. Mobile to place a cellular tower in the rear parking lot of our commercial property at 2661 Riverside Boulevard. We were shown photos of the tree like devise that would allow for improved telecommunication services without impact on our business or the surrounding neighborhood.

We entered into a lease/option at that time and T. Mobile engaged in planning and engineering reports to implement the tower plan. The lease/option was again renewed in 2008 and 2009.

In October 2007, T. Mobile did their preliminary survey with photo simulation. T Mobile submitted in 2008 the completed City's requirements.

In April of 2009, the City Planning Commission set a meeting to approve this permit, but was suddenly cancelled by objection from the Land Park Community Association, Land Use Committee. This was the first and only objection received. The objection from the three (3) members of the Land Use Committee does not reflect the local residences.

The City sent us a list of residents within 300 feet of the area giving notice of the "Mono Pine Project". We obtained signatures of all home with "approval". Not a single area resident offered any objection. This was completed in October 2009.

The Land Use Committees' objections were not reasonable. They wanted the tower located in the City Cemetery which is not commercial property. This idea is not supported by the City Cemetery. The Cemetery Historical society and the City of Sacramento do not want the "Mono Pine Project" at the City Cemetery. A cemetery is a place for quiet reflection and is not commercially zoned.

The Land Use Committee also suggested a SMUD pole. High voltage electrical poles can be extremely dangerous. Multiple special precautions would be required. Currently, the Balshor Florist rear parking yard provides an ideal location for placement and servicing the tower without impacting the neighboring traffic or parking demands.

The above options were not desired by T. Mobile. T. Mobile selected this location and has invested their time and money because of its ideal location, commercial zoning, minimal impact and beneficial specifications to the telecommunication needs of this community.

Personal Background

As owners of 6 parcels in the City of Sacramento, most in Land Park, and native Sacramentans for over 80 years, we care about this community. We have operated Balshor Florist for over 60 years and would not agree to anything that would damage or detract from the neighborhood or the City of Sacramento. However, we do believe in a free enterprise system and especially in the current market, we need to support businesses, not over regulate or restrict their development.

Please find enclosed letters from our many years of support in this community.

Conclusion

The fact that the Land Park Land Use Committee can find existing structures or alternatives should not prevent people from constructing projects permitted within the City Zoning Code. The impact is minimal compared to other locations and given the existing commercial uses at our Florist Shop, there will be no difference and no impact once installed.

T. Mobile invested significant moneys and resources in developing this site. The "Mono Pine" structure was developed to minimize the aesthetic impact to the community. The lone objector, (Land Park Community Association, Land Use Committee) does not even represent the majority of Land Park residences who work and live in the area of this project. (See attached consent forms from the surrounding neighborhood).

T. Mobile simply wishes to conveniently service their customers with a non-obtrusive structure placed in a rear parking lot on an existing commercial business property. Infrequently, service personnel may need access to the "Mono Pine" but for the most part no one will know this project even exists. There will be no significant noise, traffic or pollution impact.

Please approve this project without further delay.

Sincerely,



Al Balshor



Marie Balshor

Attachment 3 – Letter from the Land Park Community Association



December 6, 2009

Jamie Cutlip, Assistant Planner
City of Sacramento
300 Richards Blvd, 3rd Floor
Sacramento CA 95811

RE: 2661 Riverside Blvd. Cell Tower (P07-153)

Dear Ms. Cutlip,

The purpose of this letter is to advise you that the Land Park Community Association (LPCA) opposes the construction of a new cell tower at the above location.

City of Sacramento Guidelines for Telecommunications Facilities provide that construction of a new monopole such as the one proposed is the least desirable of six alternative siting preferences.¹ Five other alternatives, including ones for placement on an existing structure or collocation on an existing pole or light standard, are considered more desirable. In this case, there are two locations that are within these more desirable types of locations where telecommunications equipment could be placed. The first is an existing power pole located next to an equipment storage site on City Cemetery grounds west of the proposed site. The second is an existing SMUD power pole on the west side of Riverside Blvd. across from the proposed site. Both have been declared viable alternatives from a technical perspective by T-Mobile, the planned user of the proposed tower.

The proposed tower would be new construction in an essentially residential area that results in an outsized artificial tree whereas the two alternatives would be located in an area where the City Cemetery is the backdrop and would require no additional concealment.

Consistent with longstanding LPCA policy, the organization has attempted to work with the proposed site developer, Ms. Rama Gulati, to consider one of the two more desirable sites. In our view, the location on the grounds of the City cemetery adjacent to the equipment storage site is clearly superior to any other. We have offered to provide Ms. Gulati our support in resolving any issues associated with location of telecommunications equipment here. Unfortunately, Ms. Gulati has advised us she has instead chosen to pursue development of the 2661 Riverside location.

Sincerely yours,

Signed by

Jon Jensen
LPCA Land Use Chair

Cc: City Councilmember Rob Fong
Ms. Rama Gulati
Mr. Albert Balshor

¹ <http://www.cityofsacramento.org/planning/policies-and-programs/telecomm.cfm>

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
Michelle Selan	2622 12th St	(916) 613-2065	silwumms@yahoo.com
Jim Ull	3008 24th St	916-873-3269	joharc1@pacbell.net
CARY FURUS	2757 CURTIS WAY	916 (451-5667)	
TIM FRANCO	2558-17th ST.	916-446-1492	FRANCOJIM@AOL.COM
Vincent Leza	1101 Broadway	916 442 2327	
Max Carson	6609 14th St	916-716-5014	MaxwellCarson@aol.com

Attachment 4 – Petition for Support of the Monopine

4/4

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
6 Fred J. Bonetti III	2713 13 th street	(916) 768-9360	fbonetti@cockreathy.net
x Mary Collins	2665 Riverside	(916) 448-7575	Marysatter@comcast.net
3 Ashley Rittedge	1120 Marian Way	(916) 443-2613	
x Ashley Rittedge	3199 - Riverside uses to dream	(916) 448-2501 4093	
2 Natalie Feirl	7422 Seal Rock Way	(916) 425-4554	
x Marietta D. Nebans	2505 W St SMC 95818	(916) 307-2329	maribeta55203@yahoo.com
1 Kathy Garzgo	6750 LANGWELL way	(916) 391-4297	
x Melissa Yeager	430 Roder Way Sac. 95822	(916) 600-8966	
0 Judee Plummer	655 Orleans Way	(916) 393-8003	
x Rick Rodgers	1250 Marian Way	916 444 3354	rick@rodgerslawfirm.net
x MARTIN GARZGO	6750 Langwell way	916 391 4297	

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
* L. STEVE WINLOCK	2753 13th St CA 95818	916 718-8664	
Barbara Hudson	952 G Street 95811	916 446-1351	
* JOE RADAN	1985 4th AVE	916 9958932	
Michele Ramirez	4816 78th Ave	916-381-7747	
* Maria Ramirez	"	"	
* Jerry Balshor	848 - 38th St	916-451-0877	
* Sally Cassehrman	5413 Del Rio Rd	916 447-7474	
* Patricia Avelle	2951 19th St	916-446-4627	
* Carl Tomei	2731-17th St.	916-447-5559	
* Doug ENOS	1800 2nd ave		
* MARLENE DECKER	2691 RIVERSIDE	916-443-7917	

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
DOROTHY KLISHEVICH	1140 2nd Ave.	709 1430	
Mario Zindel	1148 2nd Ave		
JIM CAGGIE	2161 14TH ST	916 442-7846	
Chacha Brode	1156 - 2nd Ave	916 442-0089	
Darcy Wegner	2700 13th St.	916 447-4513	
Eleanor Kuecher-VanAcker	2712 - 13th ST.	441-1624	
John Meyers	2683 13th St	441-6581	
MIKE GONZALES	1151 2nd Ave.	447-1790	
Marilyn Gumpfer	1116 Beverly Way	443-5469	
Lynn Roby	1124 Beverly Way	448-2033	
Paulina Luna			
Selma Santos	1232 Beverly Way	—	

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
Bernadette Tuten	2638 13th St.	916-254-0508	
Kathleen Newman	2601 Patton Way	916-302-7625	
Kelly Louney	2600 Patton Way	916-47305367	
Ed Nuyge	2412 12 th St	916-441-3622	
Kevin Williams	2600 12 th St	447-1974	
Mike Spencer	2600 12 th St.	447-1974	

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
x PETER WAYLORD	1221 LARKIN WAY	916-443-6030	pagaylord@yahoo.com
y Melinda Shapiro	1177 Larkin Wy	916 628-5831	
paul adelsbach	1155 Larkin Wy	916 947 5394	
ARTHUR TEJADA	1171- LARKIN WY	916 442-8379	
x Eiva Duran	1150 Larkin Way	916-448-9844	
x Gillian Shively	1144 Larkin Way	916 599-7352	
x Michelle Ancipolsky	1146 Larkin Way	916-498-9731 916-289-7074	m-ancipolsky@yahoo.com

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
Linda Ricci	2701 13th Street	916 447-1944	lricci@oneman.com
Jackie Wong	2657 RIVERSIDE	916 443-3560	

Subject: Riverside Monopine (P07-153)

May 27, 2010

T-Mobile at Balshor Florist

Yes! I support T-Mobile's proposed "monopine" project at Balshor Florist as shown on T-Mobile's drawings dated 11/8/07 and photosimulation dated January 6, 2008.

Name	Address	Phone	Email
x Kyla Christoffersen	1232 Larkin Way		
x Criss Speake	1224 Larkin Way	916 441 3939	crisspeake@hotmail.com
x Mary A. Montevio	1208 Larkin Way	916-442-6848	marygeranium@aol.com
x Fusako Mizushima	2739 Riverside Blvd.	916-441-0251	
x Yong D. IM	2735 Riverside Blvd	916-442-2678	
x Eugene Clark	2611 "	916-442-5631	
Devin Syron	1201 Larkin Way	(916)-541-2435	dlsyron@comcast.net