



MISSION HILLS
 3625 RUCKER RD, LOMPOC, CA 93436
 LOCATION NUMBER: 273108

VERIZON WIRELESS EQUIPMENT ENGINEER: SIGNATURE _____ DATE _____	VERIZON WIRELESS REAL ESTATE: SIGNATURE _____ DATE _____
VERIZON WIRELESS CONSTRUCTION: SIGNATURE _____ DATE _____	VERIZON WIRELESS RF ENGINEER: SIGNATURE _____ DATE _____
PROPERTY OWNER: SIGNATURE _____ DATE _____	SEQUOIA DEVELOPMENT SERVICES – LEASING SIGNATURE _____ DATE _____
SEQUOIA DEVELOPMENT SERVICES – CONSTRUCTION SIGNATURE _____ DATE _____	SEQUOIA DEVELOPMENT SERVICES – ZONING SIGNATURE _____ DATE _____

MISSION HILLS

273108
 3625 RUCKER RD
 LOMPOC, CA 93436



2785 MITCHELL DRIVE, BLDG 9
 WALNUT CREEK, CA 94598

PROJECT DESCRIPTION

A (P) UNMANNED VERIZON WIRELESS TELECOMMUNICATION FACILITY CONSISTING OF A (P) 30'-0"X30'-0" (900 SQ FT) LEASE AREA W/:

- (9) (P) VERIZON WIRELESS ANTENNAS
- (9) (P) RRUS-32 UNITS
- (2) (P) RAYCAP 3315 SURGE SUPPRESSORS
- (2) (P) GPS ANTENNAS
- (P) 4' MICROWAVE DISH
- (P) VERIZON WIRELESS 8'-6"X20'-0" CONCRETE EQUIPMENT SLAB
- (P) 48KW GENERATOR ON (P) 5'-0"X10'-0" CONCRETE SLAB

PROJECT INFORMATION

SITE NAME:	MISSION HILLS	SITE #:	273108
COUNTY:	SANTA BARBARA	JURISDICTION:	COUNTY OF SANTA BARBARA
APN:	097-380-022	POWER:	PG&E
SITE ADDRESS:	3625 RUCKER RD LOMPOC, CA 93436	TELEPHONE:	AT&T
CURRENT ZONING:	-		
CONSTRUCTION TYPE:	V-B		
OCCUPANCY TYPE:	U, (UNMANNED COMMUNICATIONS FACILITY)		
PROPERTY OWNER:	MISSION HILLS BAPTIST CHURCH 3625 RUCKER RD LOMPOC, CA 93436		
APPLICANT:	VERIZON WIRELESS 2785 MITCHELL DR WALNUT CREEK, CA 94598		
LEASING CONTACT:	ATTN: BOB BALLMAIER (949) 278-7747		
ZONING CONTACT:	ATTN: PATRICK AKIN (949) 610-6076		
CONSTRUCTION CONTACT:	ATTN: PETE SHUBIN (714) 478-3197		

VICINITY MAP



DRIVING DIRECTIONS

FROM: 2785 MITCHELL DR, WALNUT CREEK, CA 94598
 TO: 3625 RUCKER RD, LOMPOC, CA 93436

1. HEAD NORTHEAST ON MITCHELL DR TOWARD OAK GROVE RD	30 FT
2. TURN RIGHT ONTO OAK GROVE RD	0.4 MI
3. TAKE THE 2ND RIGHT ONTO YGNACIO VALLEY RD	3.4 MI
4. YGNACIO VALLEY RD TURNS SLIGHTLY RIGHT AND BECOMES HILLSIDE AVE	0.1 MI
5. TURN LEFT ONTO THE INTERSTATE 680 S RAMP TO SAN JOSE	0.3 MI
6. MERGE ONTO I-680 S	45.6 MI
7. TAKE THE EXIT ONTO US-101 S TOWARD LOS ANGELES	219 MI
8. TAKE THE EXIT TOWARD UNION VALLEY PKWY	0.2 MI
9. TURN RIGHT ONTO UNION VALLEY PKWY	1.5 MI
10. TURN LEFT ONTO ORCUTT EXPY	2.6 MI
11. SLIGHT LEFT ONTO CA-1 S/CA-135 S	3.2 MI
12. CONTINUE STRAIGHT ONTO CA-135 S	2.9 MI
13. TURN RIGHT ONTO HARRIS GRADE RD	0.7 MI
14. TAKE THE 1ST RIGHT TO STAY ON HARRIS GRADE RD	4.6 MI
15. TURN LEFT ONTO RUCKER RD DESTINATION WILL BE ON THE RIGHT	1.2 MI

END AT: 3625 RUCKER RD, LOMPOC, CA 93436
 ESTIMATED TIME: 4 HOURS 26 MINUTES ESTIMATED DISTANCE: 286 MILES

CODE COMPLIANCE

ALL WORK & MATERIALS SHALL BE PERFORMED & 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 CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES:

- 2013 CALIFORNIA ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R.
- 2013 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R. (2012 INTERNATIONAL BUILDING CODE VOLUMES 1-2 AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R. (2011 NATIONAL ELECTRICAL CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA MECHANICAL CODE (CMC) PART 4, TITLE 24 C.C.R. (2012 UNIFORM MECHANICAL CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R. (2012 UNIFORM PLUMBING CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA ENERGY CODE (CEC), PART 6, TITLE 24 C.C.R.
- 2013 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R. (2012 INTERNATIONAL FIRE CODE AND 2013 CALIFORNIA AMENDMENTS)
- 2013 CALIFORNIA GREEN BUILDING STANDARDS CODE, PART 11, TITLE 24 C.C.R.
- 2013 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R. ANSI/EIA-TIA-222-G

ALONG WITH ANY OTHER APPLICABLE LOCAL & STATE LAWS AND REGULATIONS

DISABLED ACCESS REQUIREMENTS

THIS FACILITY IS UNMANNED & NOT FOR HUMAN HABITATION. DISABLED ACCESS & REQUIREMENTS ARE NOT REQUIRED IN ACCORDANCE WITH CALIFORNIA STATE BUILDING CODE, TITLE 24 PART 2, SECTION 11B-203.4

SHEET INDEX

SHEET	DESCRIPTION	REV
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APPROVAL

ISSUE STATUS

Δ	DATE	DESCRIPTION	REV.
	12/03/14	ZD 70%	D.G.
	12/24/14	ZD 80%	C.C.
	01/15/15	ZD 90%	J.S.
	02/11/15	ZD 100%	J.S.
	08/12/15	CLIENT REV	J.S.
	-	-	-

DRAWN BY: D. GARCIA
 CHECKED BY: L. HOUGHTBY
 APPROVED BY: -
 DATE: 08/12/15

SHEET TITLE:

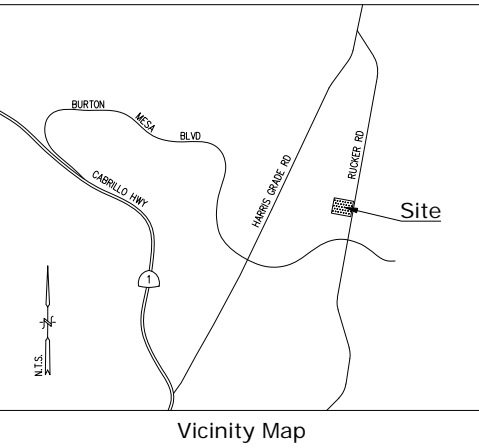
TITLE

SHEET NUMBER:

T-1

Streamline Engineering and Design, Inc.
 8445 Sierra College Blvd, Suite E Granite Bay, CA 95661
 Contact: Larry Houghtby Phone: 916-275-4180
 E-Mail: larry@streamlineeng.com Fax: 916-660-1941

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Title Report

PREPARED BY: COMMONWEALTH LAND TITLE COMPANY
 ORDER No.: 08123666
 DATED: AUGUST 25, 2014

Legal Description

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

ALL THAT CERTAIN LAND SITUATED IN THE UNINCORPORATED AREA OF THE COUNTY OF SANTA BARBARA, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

BEGINNING FOR REFERENCE AT THE INTERSECTION OF THE CENTERLINE OF SIGNATURE BOULEVARD WITH THE CENTERLINE OF RUCKER ROAD AS SAID INTERSECTION IS SHOWN ON THE MAP OF TRACT NO.10024, RECORDED IN BOOK 51, PAGES 18 TO 24 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; THENCE NORTH 9°55'35" EAST 690.00 FEET ALONG THE CENTER LINE OF SAID RUCKER ROAD; THENCE NORTH 80°4'25" WEST 30.00 FEET TO A POINT IN THE WESTERLY LINE OF SAID RUCKER ROAD, SAID POINT BEING THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE NORTH 9°55'35" EAST 420.00 FEET ALONG SAID WESTERLY LINE; THENCE NORTH 80°4'25" WEST 518.57 FEET; THENCE SOUTH 9°55'35" WEST 420.00 FEET; THENCE SOUTH 80°4'25" EAST 518.57 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES, WATER PRODUCED THEREWITH, AND MINERALS, IN, UNDER OR THAT MAY BE PRODUCED FROM SAID LAND, WITH THE FREE, PERPETUAL AND EXCLUSIVE RIGHT TO EXPLORE, PROSPECT FOR, DRILL FOR, PRODUCE, TAKE AND REMOVE THE SAME FROM ONLY THAT PORTION OF SAID LAND WHICH UNDERLIES A PLANE PARALLEL TO AND 500 FEET BELOW THE SURFACE THEREOF, WHICH PORTION IS HERINAFTER REFERRED TO A "SUBSURFACE LAND", FURTHER EXCEPTING AND RESERVING THE RIGHT TO INJECT OR INTRODUCE FROM TIME TO TIME, STORE THEREIN AND SUBSEQUENTLY REMOVE FROM SAID SUBSURFACE LAND, OIL, GAS AND OTHER HYDROCARBON SUBSTANCES, WATER PRODUCED THEREWITH AND MINERALS, TOGETHER WITH RIGHTS OF WAY, EASEMENTS AND SERVITUDES, IN AND THROUGH SAID SUBSURFACE LAND FOR THE PURPOSES OF EXERCISING THE RIGHTS HERIN RESERVED, INCLUDING BUT NOT LIMITED TO THE RIGHT FROM TIME TO TIME TO DRILL WELL HOLES, TO CASE THE SAME, AND OTHERWISE COMPLETE, OPERATE AND MAINTAIN WELLS INTO AND THROUGH SAID SUBSURFACE LANDS FROM LOCATIONS OUTSIDE THE BOUNDARIES OF THE REAL PROPERTY HERIN CONVEYED PROVIDED HOWEVER, THE RIGHTS HERIN RESERVED, AND RETAINED DO NOT INCLUDE THE RIGHT TO ENTER UPON THE SURFACE OF THE REAL PROPERTY HERINAFTER DESCRIBED.

Assessor's Parcel No.

097-380-022

Easements

2. - A RIGHT OF WAY OVER THE MAIN CHANNEL OF THE EAST AND WEST FORK OF PURISIMA CANYON RECORDED NOVEMBER 5, 1947 AS INSTRUMENT No. 14854 IN BOOK 706 PAGE 99 OFFICIAL RECORDS (DOES NOT AFFECT THE PROPERTY).
3. - EASEMENT FOR PACIFIC GAS AND ELECTRIC COMPANY RECORDED JUNE 17, 1960 AS INSTRUMENT No. 19341 IN BOOK 1754 PAGE 532 OFFICIAL RECORDS (DOES NOT AFFECT THE PROPERTY).

Access Route/Lease Area/Utility Route

AS SHOWN

Geographic Coordinates at Proposed Monopine

1983 DATUM: LATITUDE 34° 41' 42.91" N LONGITUDE 120° 26' 14.52" W
 ELEVATION = 368.5 FEET ABOVE MEAN SEA LEVEL

CERTIFICATION: THE LATITUDE AND LONGITUDE SHOWN ABOVE ARE ACCURATE TO WITHIN +/- 15 FEET HORIZONTALLY AND THAT THE ELEVATIONS SHOWN ABOVE ARE ACCURATE TO WITHIN +/- 3 FEET VERTICALLY. THE HORIZONTAL DATUM (GEOGRAPHIC COORDINATES) IS IN TERMS OF THE NORTH AMERICAN DATUM OF 1983 (NAD 83) AND IS EXPRESSED IN DEGREES (°), MINUTES (') AND SECONDS ("). TO THE NEAREST HUNDRETH OF A SECOND. THE VERTICAL DATUM (ELEVATIONS) IS IN TERMS OF THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88) AND IS DETERMINED TO THE NEAREST TENTH OF A FOOT.

Basis of Bearings

THE STATE PLANE COORDINATE SYSTEM OF 1983 (NAD 83), CALIFORNIA ZONE 5.

Bench Mark

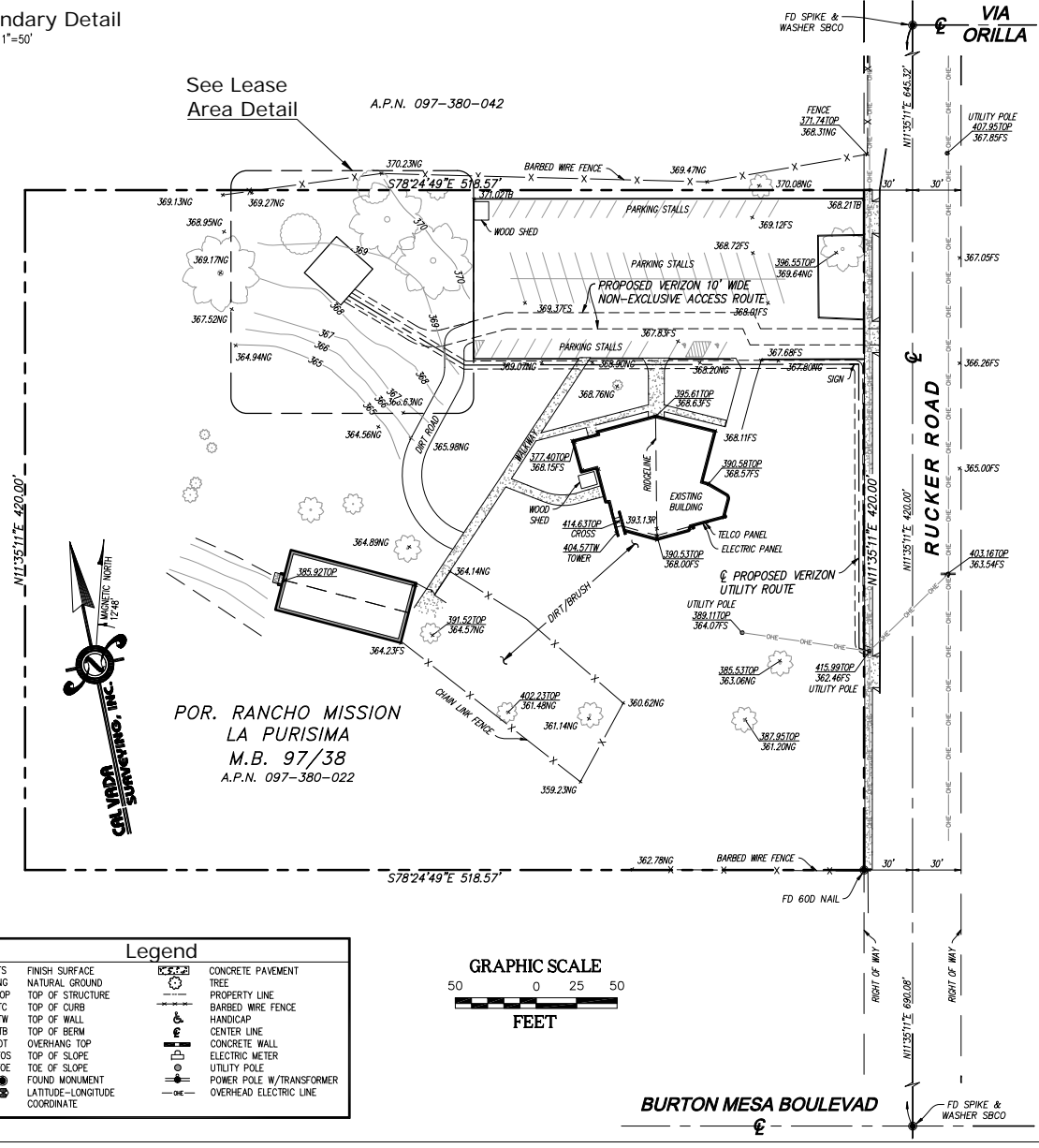
THE CALIFORNIA SPATIAL REFERENCE CENTER C.O.R.S "ORES", ELEVATION = 590.55 FEET (NAVD 88).

Dates of Survey

NOVEMBER 17, 2014 & DECEMBER 18, 2014

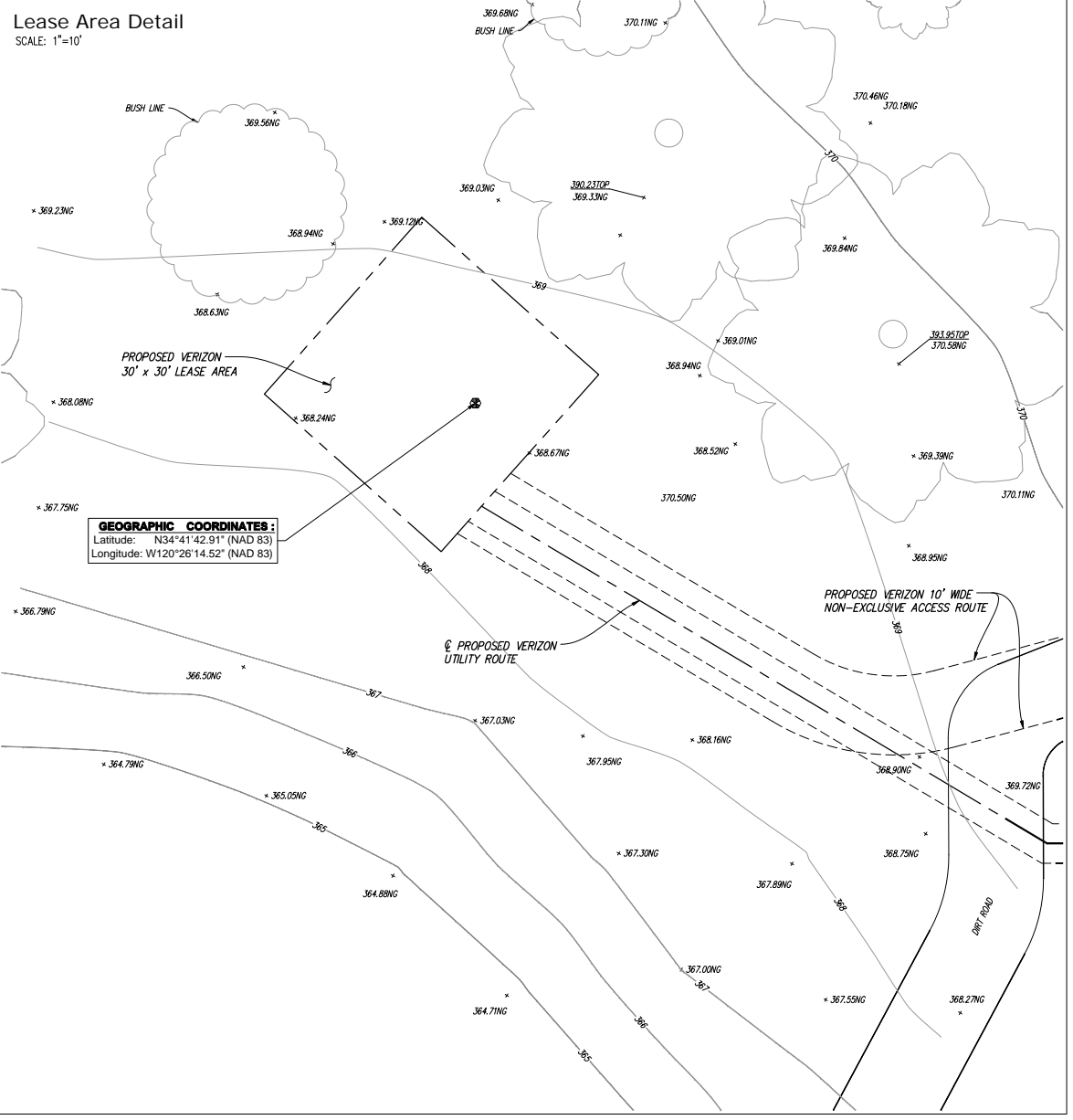
Boundary Detail

SCALE: 1"=50'



Lease Area Detail

SCALE: 1"=10'



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 8445 SIERRA COLLEGE BLVD.,
 SUITE E, GRANITE BAY, CA 95746
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PROPRIETARY INFORMATION

THE INFORMATION CONTAINED IN THIS SET OF CONSTRUCTION DOCUMENTS IS PROPRIETARY BY NATURE. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO AT&T MOBILITY IS STRICTLY PROHIBITED.

CONSULTANT

CAL VADA SURVEYING, INC.

411 Jenks Cir., Suite 206, Corona, CA 92690
 Phone: 951-280-8980 Fax: 951-280-9746
 Toll Free: 800-CALVADA www.calvada.com
 Job No. 141119

PREPARED FOR



APPROVALS

R.F.	DATE
SAC AND ZONING	DATE
CM	DATE
VZW CM	DATE
OWNER APPROVAL	DATE

PROJECT NAME

MISSION HILLS

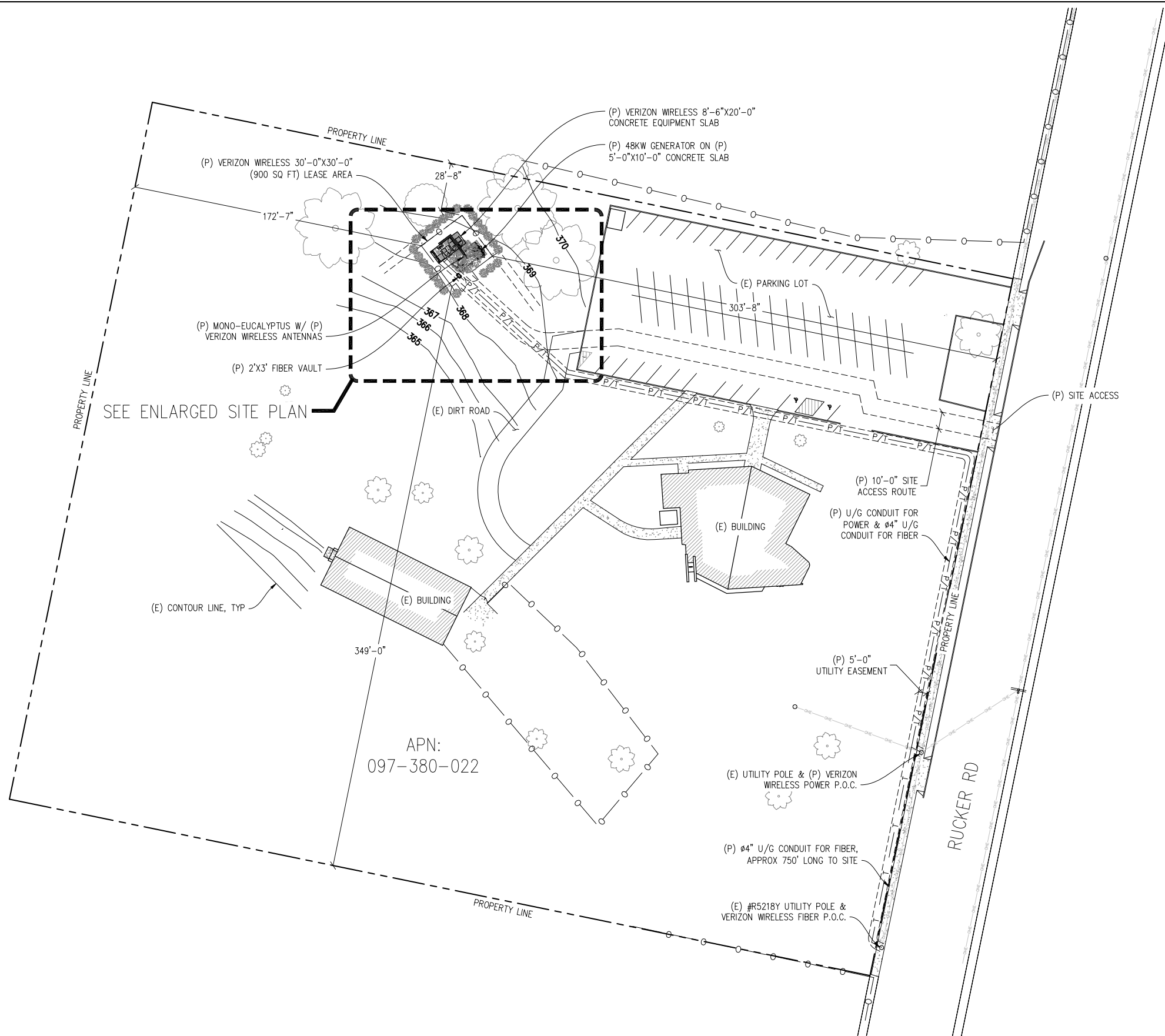
3625 RUCKER RD
 LOMPOC, CA 93436
 SANTA BARBARA COUNTY

DATE	DESCRIPTION	BY
11/19/14	SUBMITTAL	AV
12/19/14	ADDITIONAL TOPO	BF
01/09/15	FINAL	HP

SHEET TITLE

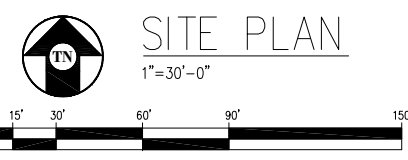
TOPOGRAPHIC SURVEY

C-1
 SHEET 1 OF 1



SEE ENLARGED SITE PLAN

APN:
097-380-022



SITE PLAN
1" = 30'-0"

MISSION HILLS

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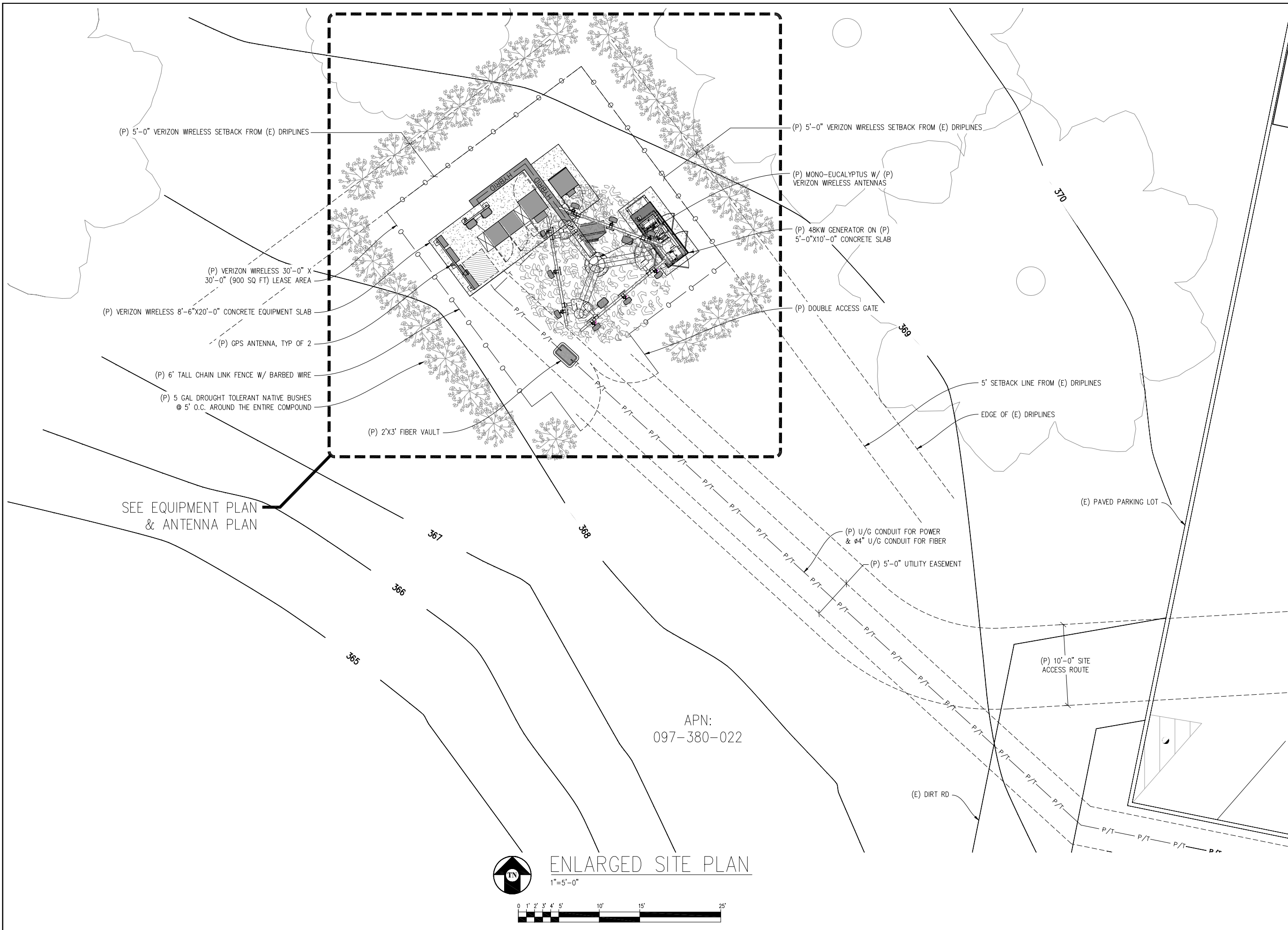
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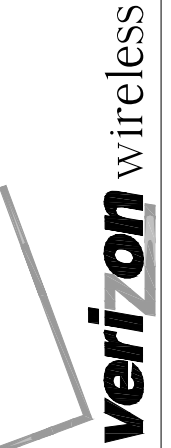
DRAWN BY: D. GARCIA
CHECKED BY: L. HOUGHTBY
APPROVED BY: -
DATE: 08/12/15

SHEET TITLE:
SITE PLAN
SHEET NUMBER:
A-1



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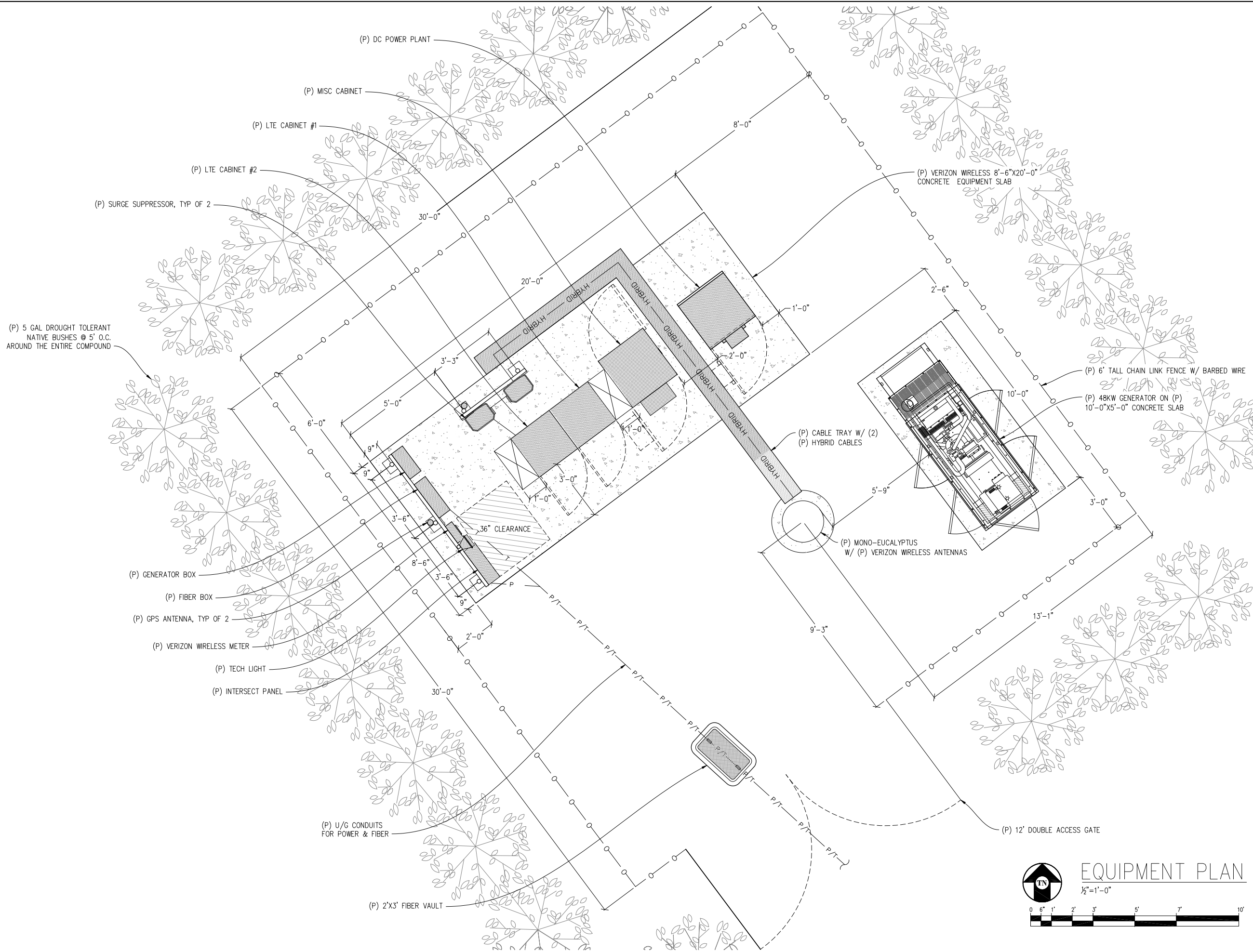
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 APPROVED BY: -
 DATE: 08/12/15

SHEET TITLE:
ENLARGED SITE PLAN

SHEET NUMBER:
A-2



MISSION HILLS

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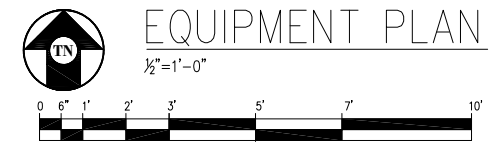
DRAWN BY: D. GARCIA
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SHEET TITLE:

EQUIPMENT PLAN

SHEET NUMBER:

A-3



MISSION HILLS

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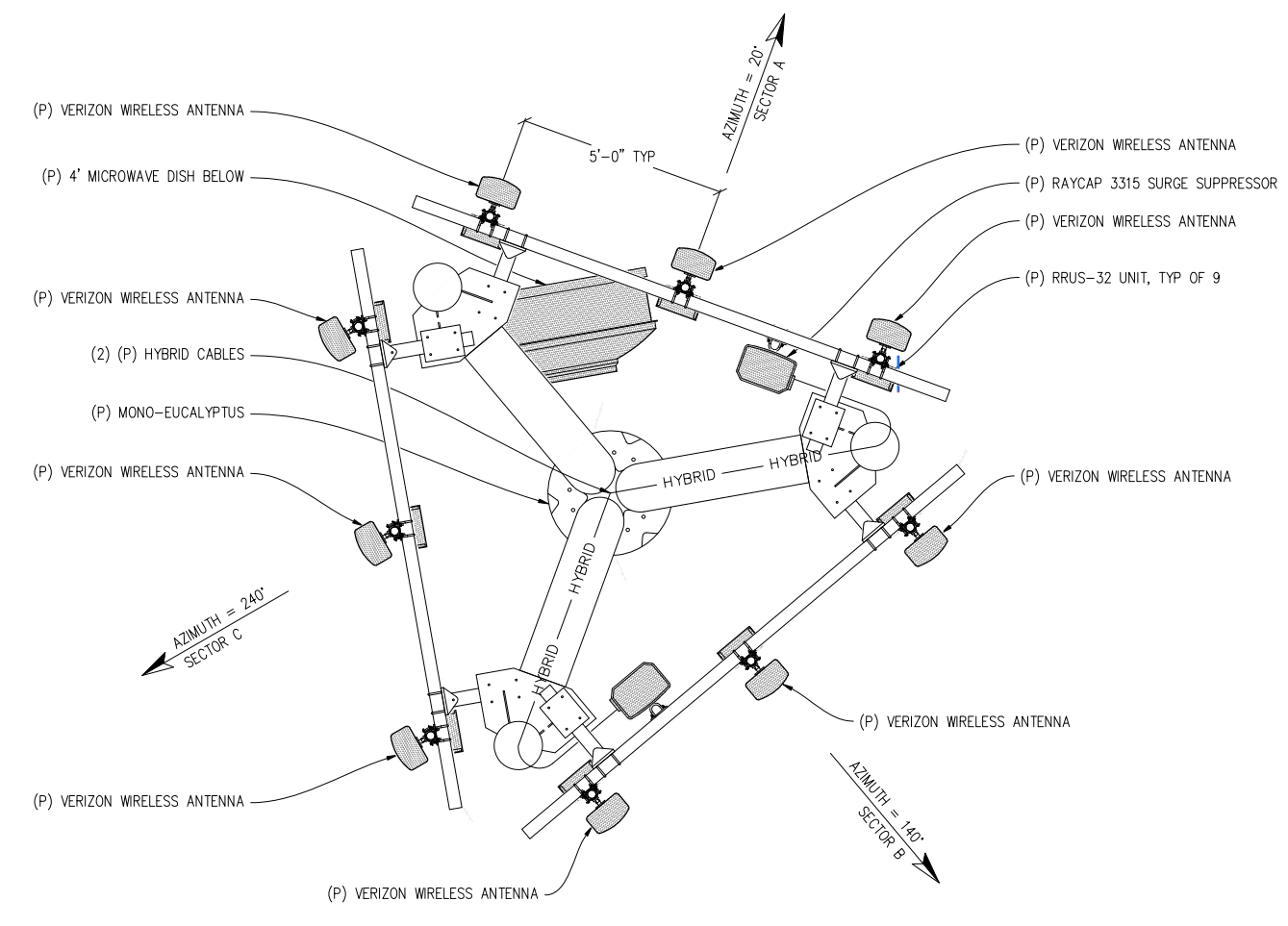
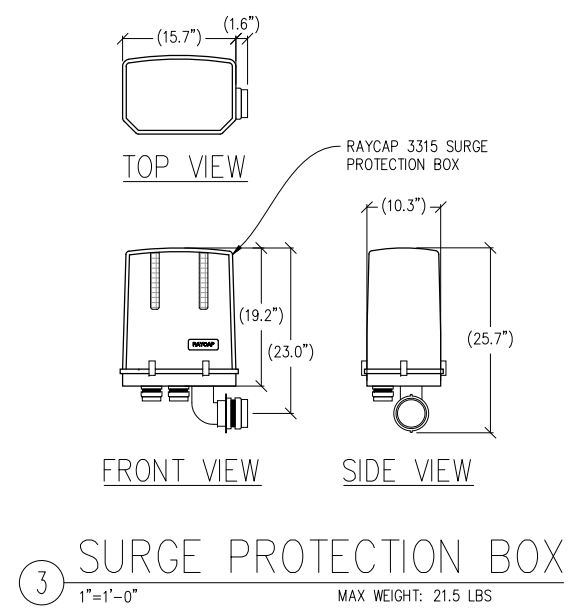
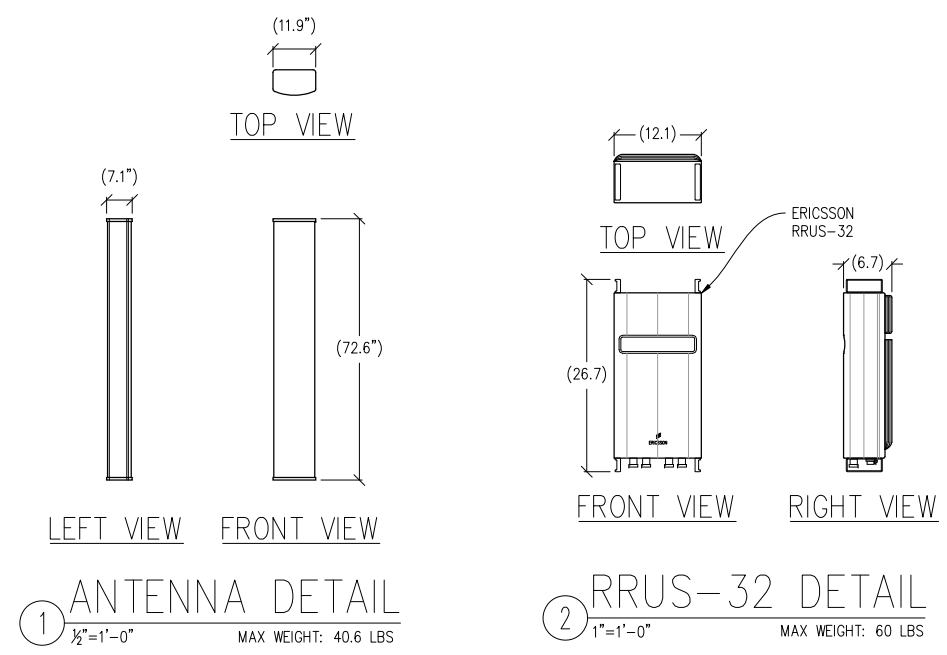
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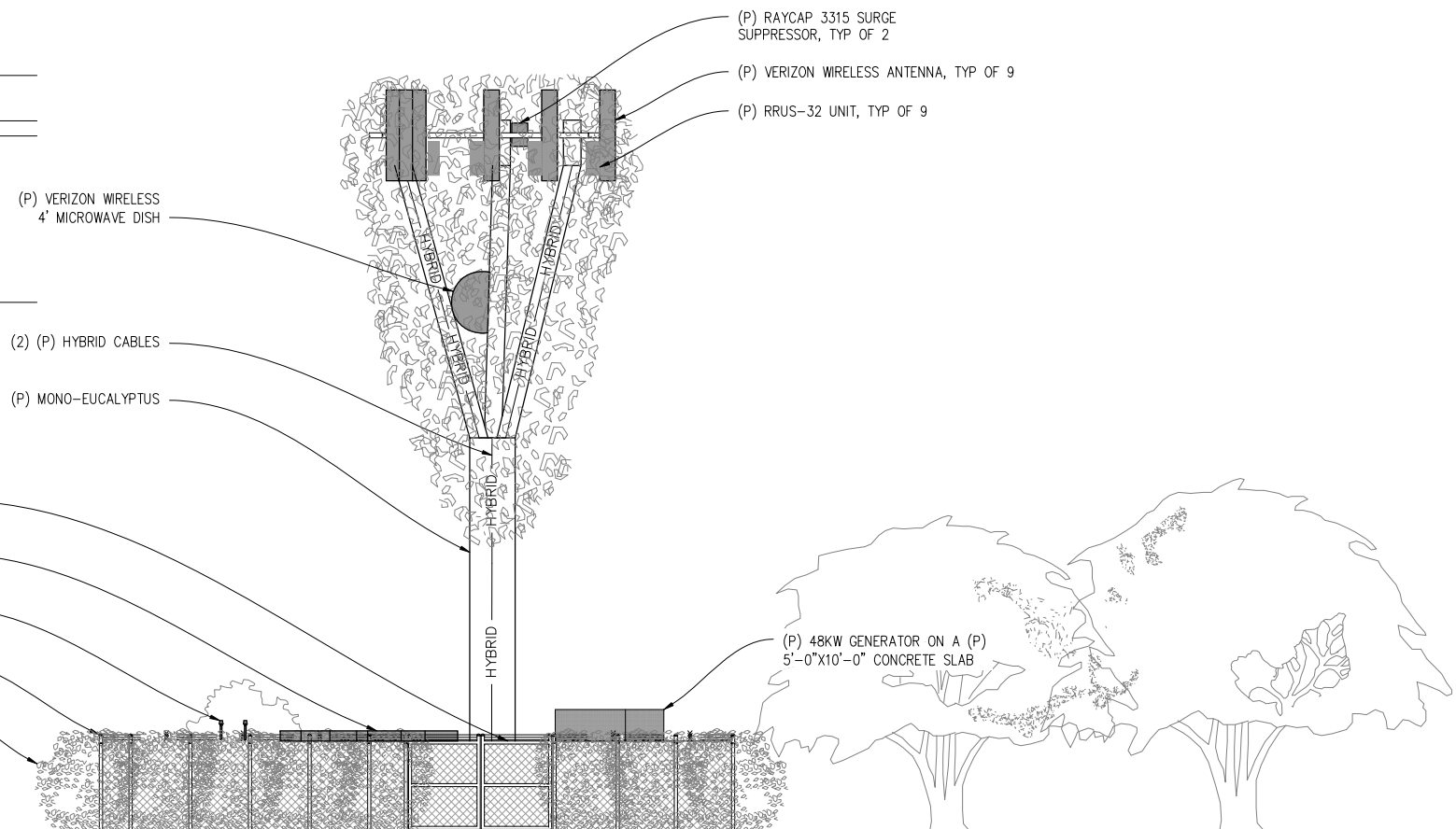
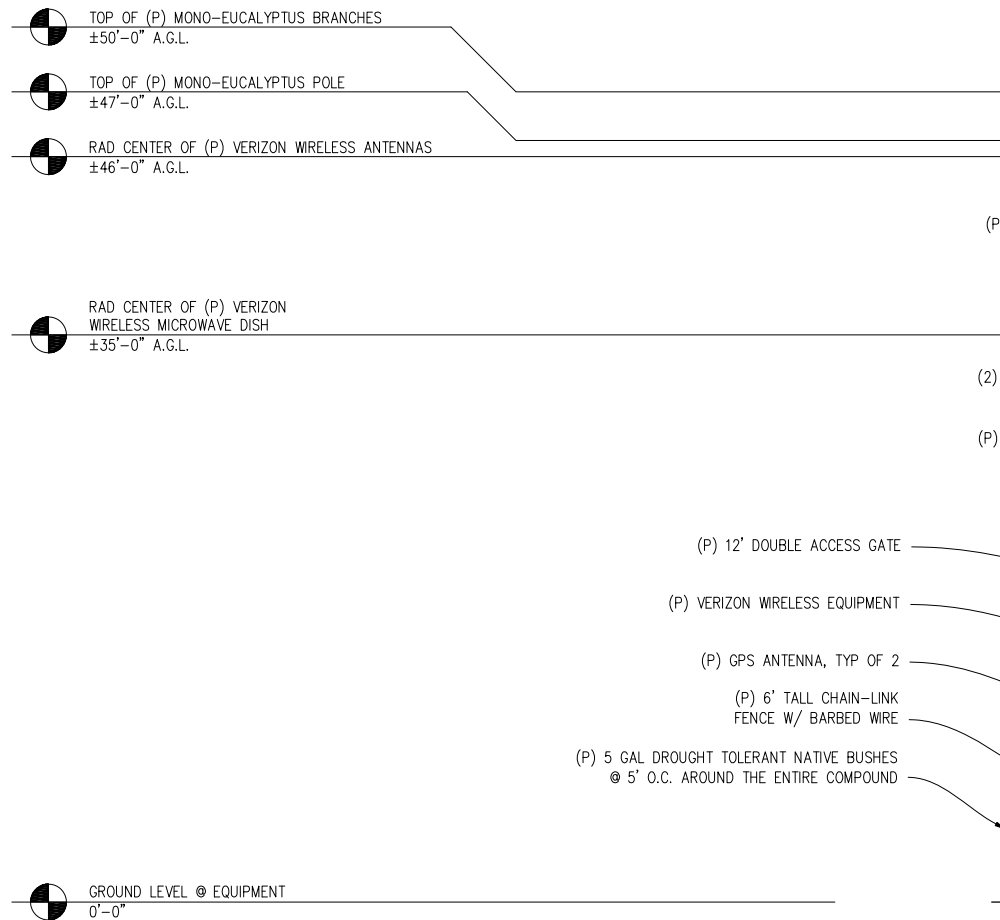
SHEET TITLE:
ANTENNA PLAN & DETAILS
SHEET NUMBER:
A-4



ANTENNA PLAN

1/2"=1'-0"

- NOTES:
1. MONO-EUCALYPTUS BRANCHES HAVE BEEN OMITTED FOR CLARITY.
2. PAINT (P) ANTENNAS & ANTENNA EQUIPMENT GREEN TO MATCH (E) MONO-EUCALYPTUS.
3. (P) ANTENNAS TO BE COVERED IN MONO-EUCALYPTUS SOCKS.



SOUTH ELEVATION

3/16" = 1'-0"

- NOTES:
 1. PAINT (P) ANTENNAS & ANTENNA EQUIPMENT GREEN TO MATCH (E) MONO-EUCALYPTUS.
 2. (P) ANTENNAS TO BE COVERED IN ANTENNA SOCKS.

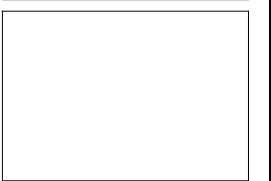
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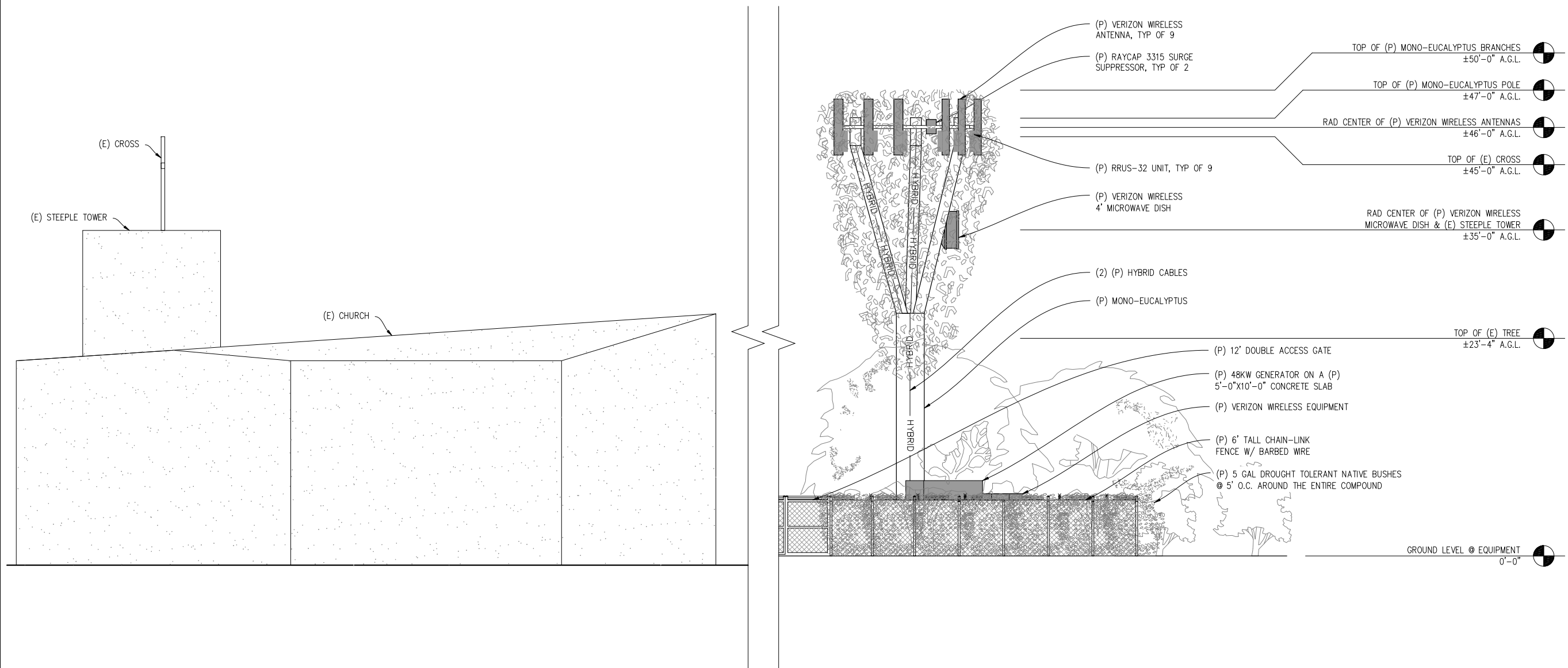
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EAST ELEVATION

3/16" = 1'-0"

- NOTES:
1. PAINT (P) ANTENNAS & ANTENNA EQUIPMENT GREEN TO MATCH (E) MONO-EUCALYPTUS.
2. (P) ANTENNAS TO BE COVERED IN ANTENNA SOCKS.

ISSUE STATUS

Δ	DATE	DESCRIPTION	REV.
	12/03/14	ZD 70%	D.G.
	12/24/14	ZD 80%	C.C.
	01/15/15	ZD 90%	J.S.
	02/11/15	ZD 100%	J.S.
	08/12/15	CLIENT REV	J.S.
	-	-	-

DRAWN BY: D. GARCIA
CHECKED BY: L. HOUGHTBY
APPROVED BY: -
DATE: 08/12/15

SHEET TITLE:
ELEVATION
SHEET NUMBER:
A-6