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DEPARTMENT OF  
PARKS AND RECREATION

CITY OF SACRAMENTO  
CALIFORNIA

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PARK PLANNING, DESIGN &  
DEVELOPMENT DIVISION

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FAX (916) 264-8266

March 30, 2004

City Council  
Sacramento, California

Honorable Members in Session:

**SUBJECT: AUTHORIZE EXECUTION OF AGREEMENT FOR ISSUANCE OF REVOCABLE PERMIT WITH SPRINT PCS FOR NINOS PARK SITE AND ESTABLISHING CAPITAL IMPROVEMENT PROGRAM CIP (PN:LM76).**

**LOCATION AND COUNCIL DISTRICT:**

Ninos Park in Council District 1.

**RECOMMENDATION:**

This report recommends that Council:

Authorize the City Manager to execute an Agreement for Issuance of a Revocable Permit, on file in the City Clerk's Office, with Sprint PCS for installation of communications equipment and antennas on an existing WAPA tower in Ninos Parkway and establish a Capital Improvement Program CIP (PN:LM76). This agreement is on file in the City Clerks' Office.

**CONTACT PERSONS:** William P. Sinclair, Real Property Agent, 264-1905  
Janet Baker, Parks & Recreation Manager, 264-8234

**FOR COUNCIL MEETING OF:** April 8, 2004

**SUMMARY:**

A ten (10) year Agreement with a ten (10) year renewal option for Issuance of a Revocable Permit has been negotiated with Sprint PCS for installation of communication equipment and antennae on an

City Council  
Sprint PCS @ Ninos Parkway (JN: 7775)  
March 22, 2004

existing Western Area Power Administration (WAPA) tower in Ninos Parkway northwest of Northfield Drive. Permit fees begin at \$18,000 per year with annual increases based on a CPI index. Termination is discretionary by either party giving a 270-day notice. All costs of installation and maintenance of equipment are the responsibility of the permittee.

#### **COMMITTEE/COMMISSION ACTION:**

On February 27, 2003, the City Planning Commission heard and approved, with conditions, a request for a special permit (P02-161) to allow cellular antenna panels and related equipment on an existing 112.5-foot existing WAPA transmission tower. The existing tower is located at the southern end of Ninos Parkway, approximately 400' south of West El Camino Avenue, northwest of the existing ball field at Ninos Park. The proposed telecommunication facility consists of six 5-foot high antennas that will be mounted on the tower and increase the tower height 5 feet to a total of 117.5 feet. In addition, the requisite cabinets will be mounted on a concrete slab within a 400 square foot area at grade within the vertical supports of the tower. Electrical and telephone connections will be supplied to the equipment from existing utility systems on the subject parcel. Input was sought from the Citizens Advisory Committee. The CAC voted to support this installation.

#### **BACKGROUND INFORMATION:**

Ninos Parkway consists of the undeveloped land area, approximately 200 feet in width by 1.75 miles in length and runs in a north/south direction from Garden Highway on the south to within a ½ mile of Interstate 80 on the north. The parkway is an undeveloped park but is utilized by Western Area Power Authority and SMUD as a corridor for electrical power transmission. Sprint PCS is interested in improving its cellular phone network and approached City staff with their request to locate their facilities on one of the WAPA transmission towers within the parkway. They have entered into a separate agreement with WAPA, the owner of the tower to locate their equipment on this structure. The installation and location at Ninos Parkway will improve a weak reception area for them. The size and location of the site was approved by the Planning Department. An Agreement for Issuance of a Revocable Permit was negotiated and approved as to form by the Office of the City Attorney. A proposed vicinity map, two (2) site surveys and three (3) elevation drawings are attached as Attachments "A, B and C" respectively.

The project site is located approximately 400' south of West El Camino Blvd on the transmission tower known as WAPA tower 7/3. Sprint PCS proposes to add 6 antennas and a 5' extension to an existing 112.5' lattice tower. The antennas will be painted to match the color of the existing tower.

The proposed 400 square foot cabinet space area at the base of the tower will be enclosed with a 6' concrete block wall accessed by a 4' wide wrought iron gate.

This agreement is on file in the City Clerks' Office.

**FINANCIAL CONSIDERATIONS:**

A complete breakdown of the terms are listed below:

- Annual permit fees of \$18,000.
- Annual increases based on CPI, not to exceed 5% per year.
- Ten (10) year initial term.
- One ten (10) year renewal period.
- Sprint PCS will pay for all costs of installation, maintenance of its facility and for any damage to City Property as a result of the installation.
- Upon termination of the final term, Sprint PCS will remove all facilities and make all necessary repairs.
- Sprint PCS has purchased and deposited a Removal Permit Bond for the sum of \$30,000 with the City to insure removal of telecommunications equipment at the end of the final term.
- All revenue will be deposited into the Capital Improvement Program CIP (PN. LM76).
- A one-time fee is not applicable as Sprint PCS's facilities do not take advantage of existing City facilities for low cost construction, adversely impact the park, or reduce the aesthetic quality of the City Property and surrounding neighborhood.

**ENVIRONMENTAL CONSIDERATIONS:**

The City Planning Commission finds and determines that the proposed project is exempt from environmental review pursuant to Section # 15301(e) (minor alteration of existing structure).of the CEQA Guidelines.

**POLICY CONSIDERATIONS:**

Sacramento City Code Section 3.76.050 states that "Council may, by resolution grant permits revocable at its will for minor or temporary purposes or privileges on public property subject to such terms and conditions as it deems necessary for the public interest." Approving this contract is consistent with City Policy, which recognizes the dramatic growth in the telecommunications industry and the value of the increased services gained by the City's business community and private citizens.

City Council  
Sprint PCS @ Ninos Parkway (JN: 7775)  
April 8, 2004

**ESBD CONSIDERATIONS:**

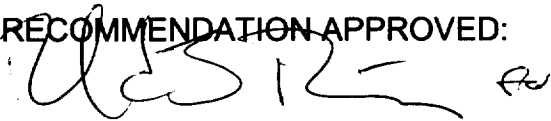
None. Since no goods or services are being purchased.

Respectfully submitted,



Robert G. Overstreet  
Parks and Recreation Director

**RECOMMENDATION APPROVED:**



ROBERT P. THOMAS  
City Manager

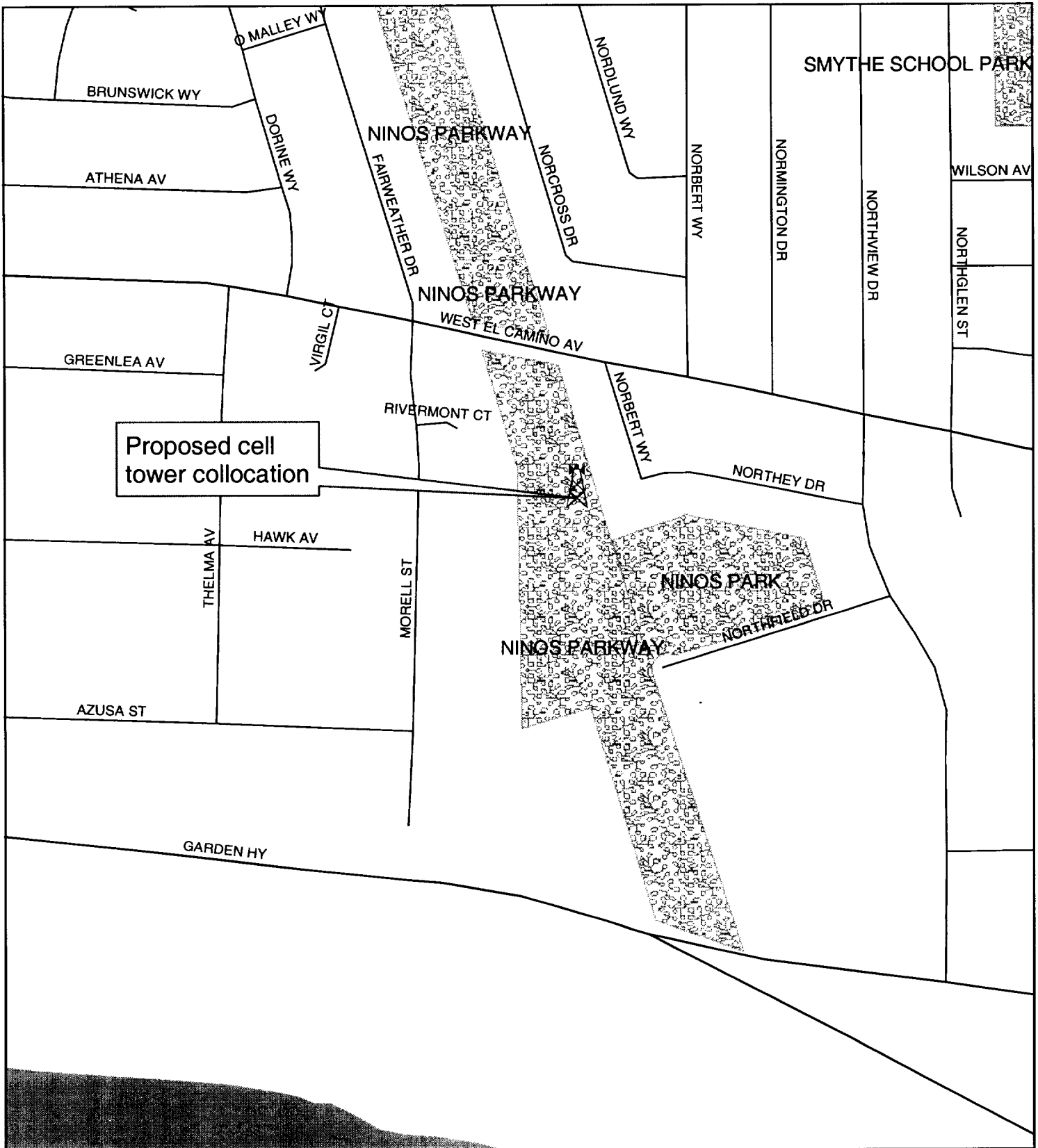
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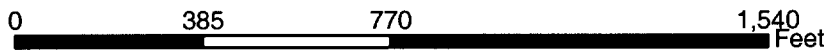
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**ATTACHMENT A  
VICINITY MAP**

# Sprint PCS at Ninos Parkway



Proposed cell tower collocation



**ATTACHMENT B  
TWO (2)  
SITE SURVEYS**





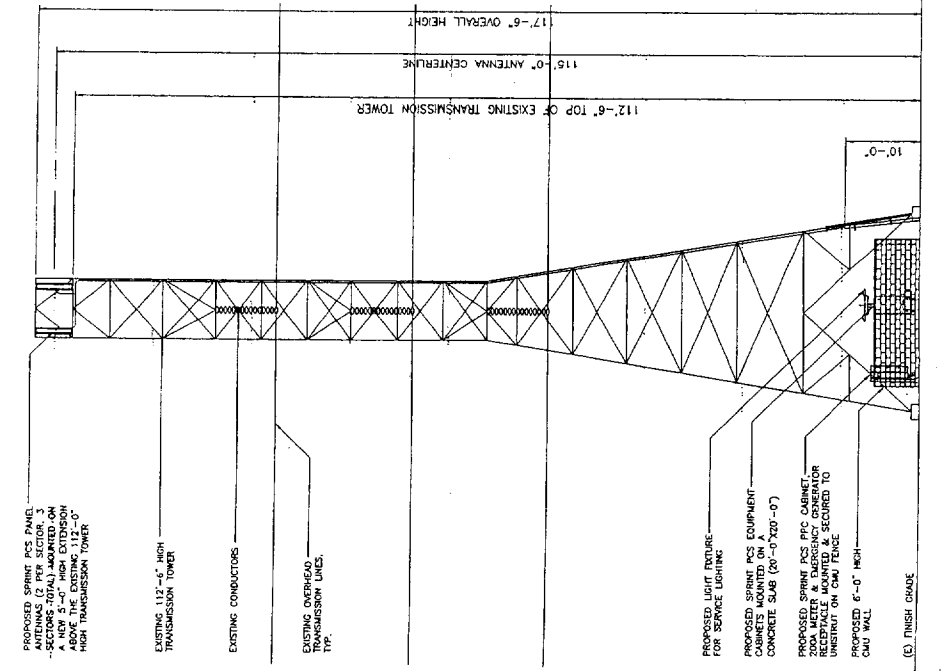
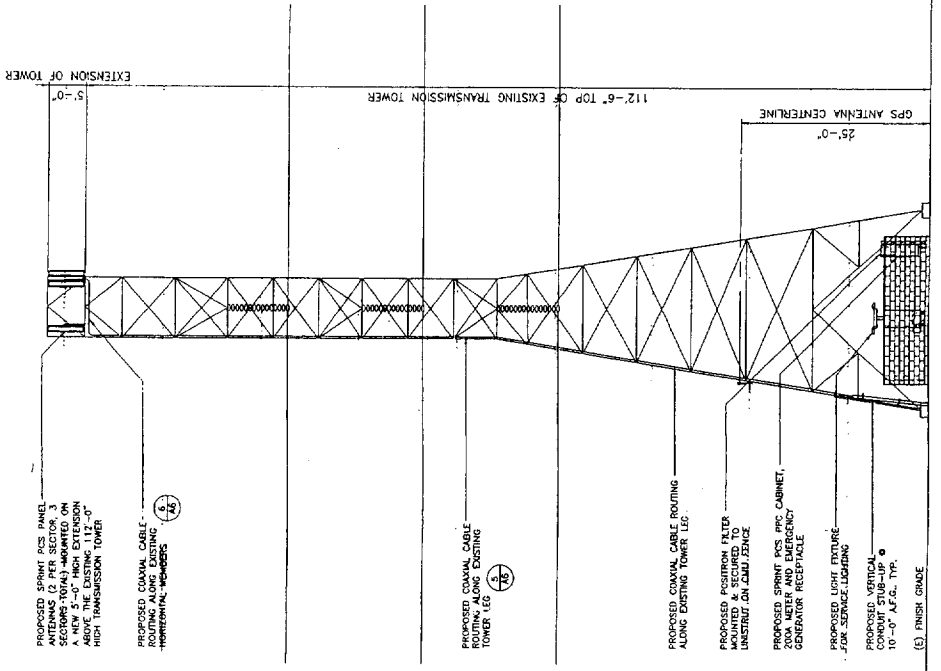


**ATTACHMENT C  
THREE (3)  
ELEVATION DRAWINGS**



# ATTACHMENT C

 4682 CHABOT DRIVE, SUITE 100 PLEASANTON, CA 94588	<b>PROJECT INFORMATION</b> GARDENLAND FVZ5XC053 705 NORTHFIELD DRIVE SACRAMENTO, CA	CURRENT ISSUE DATE: 10/29/02	ISSUED FOR: PERMIT	REV. DATE DESCRIPTION BY 10/29/02 SUBMITTAL HP 10/23/02 STAMP FOR PERMIT SCS JL	PLOTTED PREPARED BY: DELTA GROUPS ENGINEERING, INC. CONSULTING ENGINEERS 1100 W. 14TH AVENUE, SUITE 119 DENVER, CO 80202 TEL: 303-448-0115 FAX: 303-448-0252	DRAWN BY: JM CHK: JPV LICENSE:	 SHEET TITLE: EAST AND WEST ELEVATIONS	SHEET NUMBER: A4 REVISION: 2
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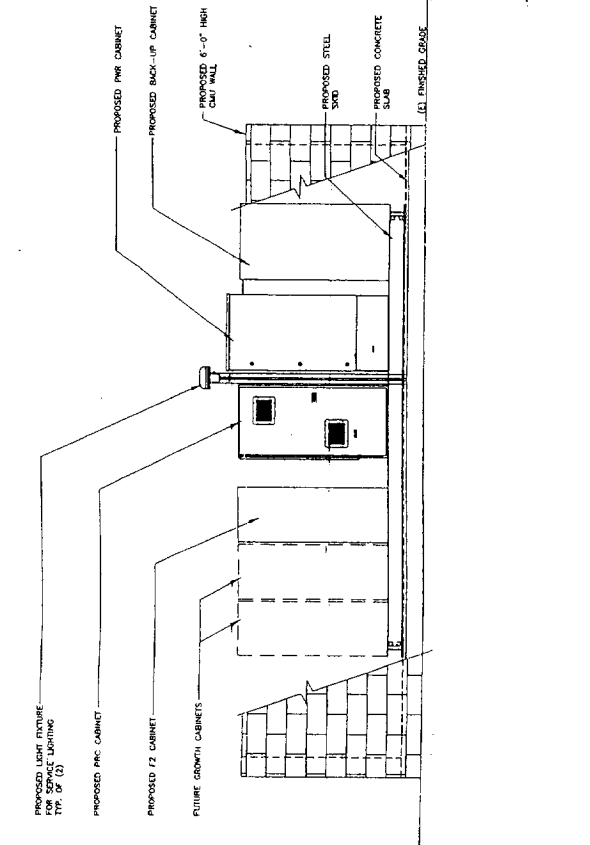
NOTE:  
FOR INFORMATION NOT SHOWN, SEE 2/13.

NOTE:  
FOR INFORMATION NOT SHOWN, SEE 1/13.

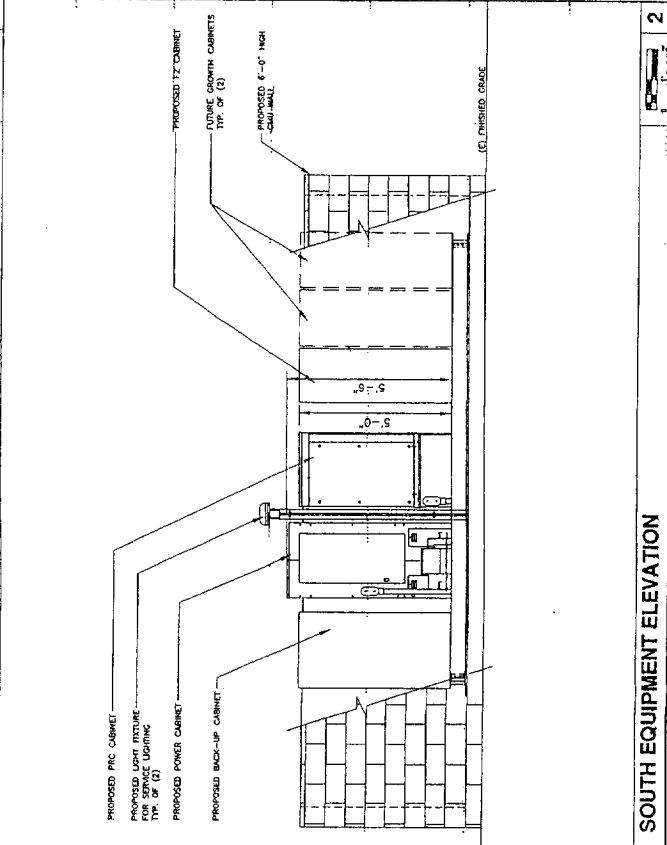
WEST ELEVATION

# ATTACHMENT C

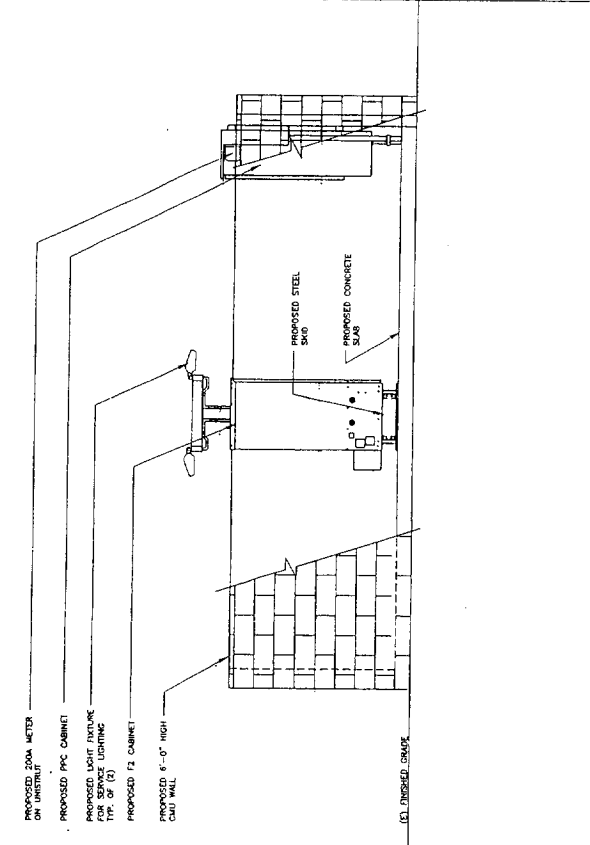
 483, CHADDT DRIVE, SUITE 100 PLEASANTON, CA 94588	PROJECT INFORMATION: <b>GARDENLAND</b> <b>PN25XC053</b> 705 NORTHFIELD DRIVE SACRAMENTO, CA	CURRENT ISSUE DATE: <b>10/29/02</b>	ISSUED FOR: <b>PERMIT</b>	REV. DATE DESCRIPTION BY: 10/29/02 ISSUED FOR HP 10/21/02 ISSUED FOR JL	PLANS PREPARED BY:  <b>DELTA GROUPS</b> <b>ENGINEERING, INC.</b> CONSULTING ENGINEERS 580 STONEMORE DRIVE, SUITE 118 PLEASANTON, CA 94588 TEL: 925-488-0115 FAX: 925-488-0333	DRAWN BY: JLM CHK: APV. LICENSE:		SHEET TITLE: <b>EQUIPMENT ELEVATIONS</b>	SHEET NUMBER: <b>A5</b> REVISION: <b>2</b> PN25U024
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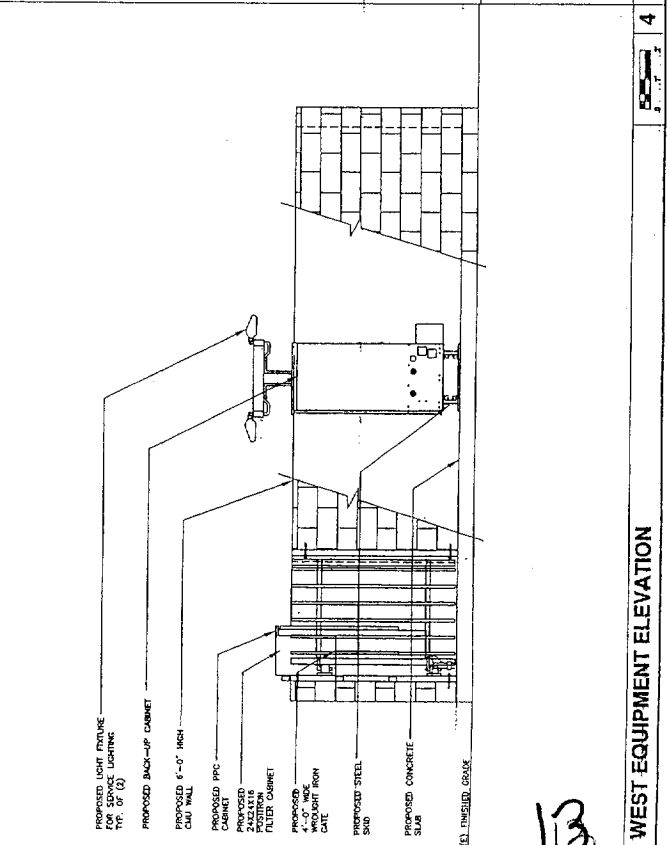
**EAST EQUIPMENT ELEVATION**



**NORTH EQUIPMENT ELEVATION**



**WEST EQUIPMENT ELEVATION**



**SOUTH EQUIPMENT ELEVATION**

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**RESOLUTION NO.**

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF \_\_\_\_\_

**RESOLUTION AUTHORIZING THE EXECUTION OF AN AGREEMENT FOR ISSUANCE OF A REVOCABLE PERMIT WITH SPRINT PCS FOR NINOS PARKWAY AND THE ESTABLISHMENT OF CAPITAL IMPROVEMENT PROGRAM CIP (PN: LM76)**

**BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:**

1. That the City Manager is hereby authorized to execute the Agreement for Issuance of a Revocable Permit with Sprint PCS for installation and maintenance of communications equipment at Ninos Parkway.
2. Authorizes the establishment of a Capital Improvement Program CIP (PN: LM76).

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

\_\_\_\_\_  
**FOR CITY CLERK USE ONLY**

RESOLUTION NO.: \_\_\_\_\_

DATE ADOPTED: \_\_\_\_\_

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