



CITY OF PETALUMA
NOTICE OF ADMINISTRATIVE ACTION
MINOR CONDITIONAL USE PERMIT &
ADMINISTRATIVE SITE PLAN AND ARCHITECTURAL REVIEW

PROJECT NAME: T-Mobile Wireless Telecommunications Facility “SF336 PETALUMA PLAZA”
PROJECT ADDRESS: 151 North McDowell Boulevard, Petaluma
ASSESSOR PARCEL NUMBER (APN): 007-340-012 **CITY RECORD NUMBERS:** PLPJ-2024-0004
(PLUP-2024-0002,
PLSR-2024-0007)

APPLICANT NAME(S): Andrea Liu, Butler America, for T-Mobile West, LLC

PROJECT DESCRIPTION: Proposed installation and operation of new equipment at an existing wireless telecommunications facility. The project would include the following:

- on the roof of the existing Raley’s store building: 3 radio frequency fiberglass-reinforced polymer enclosures with a top height of 42’-6” above ground level painted Behr antique white and textured to match the existing building (1 per antenna sector) containing 6-panel antennas and associated mounts (2 per antenna sector) and 6 remote radio units (2 per antenna sector), associated cabling, cable trays, and conduit, and certain safety barriers, boundary markings, and signs; and
- at ground level behind and abutting the existing Raley’s store building: 1 chain link fence (with slat inserts) enclosure and concrete slab with dimensions of 28’-0” by 10’-4” containing 3 equipment and battery cabinets, 1 LED light with timer switch, 1 HCS winder box, 2 Ciena boxes, 1 telco cabinet, 1 power panel, 1 electrical meter, 1 step-down transformer, and associated cabling, cable trays and conduit.

CALIFORNIA ENVIRONMENTAL QUALITY ACT: The project is subject to review and discretionary approval of a Minor Conditional Use Permit and Administrative Site Plan and Architectural Review; therefore, the project is subject to environmental review under the California Environmental Quality Act (“CEQA”). This project is categorically exempt from the provisions of CEQA (Public Resources Code Section 21000, et seq. and California Code of Regulations, Section 15000, et seq.) pursuant to Section 15301 of the CEQA Guidelines (Class 1 for “Existing Facilities”) exempting the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features involving negligible or no expansion of existing or former use because the minor modifications for construction of this telecommunications facility consist of negligible or no changes in the height of the existing facility or expansion of the size of the existing facility. This project is also categorically exempt from the provisions of CEQA (Public Resources Code Section 21000, et seq. and California Code of Regulations, Section 15000, et seq.) pursuant to Section 15303 of the CEQA Guidelines (Class 3 for “New Construction or Conversion of Small Structures”) because it involves the construction of what is considered a small new facility and installation of small new equipment and facilities for a telecommunications facility in an area that is permissible by the IZO. Furthermore, the project does not trigger any of the exceptions to the exemption outlined in CEQA Guidelines Section 15300.2.

ACTION DATE: On or after **Monday, April 07, 2025**, the Community Development Director will consider all comments and either approve, conditionally approve, or deny the project.

HOW TO COMMENT: Please send comments via email to the Project Planner (see **Project Planner Contact** below) prior to the action date. You may also mail comments to the City of Petaluma, Planning Division, Attn: Greg Powell, 11 English Street, Petaluma, California 94952. Please visit cityofpetaluma.org/planning-participate to learn more about public comment opportunities.

FOR MORE INFORMATION: Please consider these options to learn more about the project:

- **Project Manager:** Greg Powell, Principal Planner at gpowell@cityofpetaluma.org
- **Online:** Review project information online at cityofpetaluma.org/planning-projects
- **In-person:** Review project information at the City Hall Permit Center located at 11 English Street, Monday through Thursday between 9 AM and 4 PM.

HOW TO APPEAL A DECISION: Pursuant to IZO Section 24.090, the applicant, or any other interested party, may appeal any part of the administrative decision to the Planning Commission. Such appeal must be filed in writing within fourteen (14) days of the date of the decision, along with the appeal fee as specified by Resolution 2010-206 N.C.S. as adopted by the City Council. For more information on how to file an appeal, visit cityofpetaluma.org/planning-participate or call 707-778-4470.

ACCESSIBILITY: Efforts will be made to accommodate persons desiring this notice in an alternative format. Please notify the Planning Division at (707) 778-4470 or (707) 778-4480 (TDD) within 5 days from the date of publication of this notice if you need special accommodations, including translation or assisted reading format. A minimum of 48 hours is needed to ensure the availability of translation services.

PROJECT LOCATION MAP:

