

# Initial Study and ~~Mitigated~~ Negative Declaration for Crown Castle NG West Inc.

---

## **1 INITIAL STUDY ENVIRONMENTAL CHECKLIST FORM**

### **1.1 Project Title**

Crown Castle NG West (Crown Castle) – San Mateo County Project, Application No. 13-02-007

### **1.2 Lead Agency Name and Address**

California Public Utilities Commission (CPUC)  
Energy Division  
505 Van Ness Avenue  
San Francisco, California 94102

### **1.3 Contact Person and Phone Number**

Jensen Uchida, Project Manager  
Energy Division  
415.703.5484

### **1.4 Project Location**

The approximately 14.22-mile route along Highway 1 (Hwy 1), on which the proposed project would occur, would be located within a public right-of-way (ROW) or existing utility easement within unincorporated San Mateo County, California. ~~In addition to the County of San Mateo, the proposed project alignment would traverse an existing 0.5 mile utility easement in the publicly owned Año Nuevo State Park.~~

### **1.5 Project Sponsor's Name and Address**

Crown Castle  
800 Tasman Drive  
Milpitas, California 95035  
C/O Edward W. O'Neill and Kerry E. Shea  
DAVIS WRIGHT TREMAINE LLP  
505 Montgomery Street, Suite 800  
San Francisco, California 94111-6533  
415.276.6500

# Initial Study and ~~Mitigated~~ Negative Declaration for Crown Castle NG West Inc.

---

## 1.6 General Plan Designation

According to the County of San Mateo General Plan, the proposed project ~~mainly~~ traverses parcels designated Agriculture ~~with several smaller areas designated as Public Recreation and General Open Space.~~

## 1.7 Zoning

According to the County of San Mateo's zoning designations, the majority of the existing zoning designations within the vicinity of the proposed project alignment include PAD/CD (Planned Agricultural District/Coastal Development). ~~Publicly owned lands in the vicinity of the proposed project do not have zoning designations.~~

## 1.8 Description of Project

The application and accompanying Proponent's Environmental Assessment (PEA) identifies the proposed project, which consists of installation of distributed antenna systems (DAS) network facilities, including fiber-optic cable, antennas, nodes, and related facilities along approximately 14.22 miles of existing highway ROWs, primarily along Hwy 1 in San Mateo County. Approximately ~~12.8~~ 10.76 miles of the fiber-optic cable would be placed aerially on existing utility poles, and approximately ~~1.4~~ 3.46 miles of new conduit would be installed underground within existing ROWs.

For further discussion, see Section 4, Project Description.

## 1.9 Surrounding Land Uses and Setting

Land uses surrounding the project alignment are rural and sparse including agricultural (e.g., farms, ranches, and nurseries); recreation (e.g., Año Nuevo State Park, camping/glamping<sup>1</sup>, public parking for coastal access); and small commercial uses and rural residences. The closest sensitive receptors, residences, are located as close as approximately 50 to 100 feet of the alignment, including residences ~~at the end of Año Nuevo State Park Road and along Pigeon Point Road at the north end of the proposed project.~~ ~~The visitor center complex for Año Nuevo State Park is also located approximately 50 feet from the proposed project alignment.~~

---

<sup>1</sup> Glamping = Glamorous Camping.

# Initial Study and ~~Mitigated~~ Negative Declaration for Crown Castle NG West Inc.

---

## 1.10 Other Public Agencies Whose Approval is Required

In addition to the Authority to Construct required by the CPUC for overall project approval and California Environmental Quality Act (CEQA) review, Table 1-1 describes additional permits that the Applicant will likely be required to obtain for project implementation.

**Table 1-1  
Required Permits and Approvals**

Permit/Approval/Consultation	Agency	Jurisdiction/Purpose
<i>State Agencies</i>		
Encroachment Permit	California Department of Transportation	Construction, operation, and maintenance within, under, or over state highway ROW
<i>Local Agencies</i>		
Use Permit and Building Permit subject to Coastal Development Review	San Mateo County Planning Department	Construction, operation, and maintenance within the coastal development zone.

**Initial Study and Mitigated Negative Declaration for  
Crown Castle NG West Inc.**

---

INTENTIONALLY LEFT BLANK

# Initial Study and ~~Mitigated~~ Negative Declaration for Crown Castle NG West Inc.

---

## 2 ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a “Potentially Significant Impact” as indicated by the checklist on the following pages.

- |   |  |   |
|---|--|---|
| <input type="checkbox"/> Aesthetics               | <input type="checkbox"/> Agricultural and Forestry Resources | <input type="checkbox"/> Air Quality                        |
| <input type="checkbox"/> Biological Resources     | <input type="checkbox"/> Cultural Resources                  | <input type="checkbox"/> Geology/Soils                      |
| <input type="checkbox"/> Greenhouse Gas Emissions | <input type="checkbox"/> Hazards and Hazardous Materials     | <input type="checkbox"/> Hydrology/Water Quality            |
| <input type="checkbox"/> Land Use/Planning        | <input type="checkbox"/> Mineral Resources                   | <input type="checkbox"/> Noise                              |
| <input type="checkbox"/> Population/Housing       | <input type="checkbox"/> Public Services                     | <input type="checkbox"/> Recreation                         |
| <input type="checkbox"/> Transportation/Traffic   | <input type="checkbox"/> Utilities/Service Systems           | <input type="checkbox"/> Mandatory Findings of Significance |

**Initial Study and Mitigated Negative Declaration for  
Crown Castle NG West Inc.**

---

INTENTIONALLY LEFT BLANK

# Initial Study and ~~Mitigated~~ Negative Declaration for Crown Castle NG West Inc.

---

## 3 ENVIRONMENTAL DETERMINATION

### On the basis of this initial evaluation:

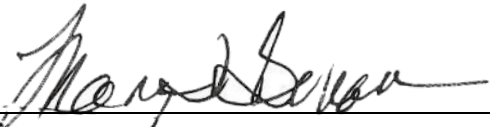
I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION (ND) will be prepared.

I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.

I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT (EIR) is required.

I find that the proposed project MAY have a “potentially significant impact” or “potentially significant impact unless mitigated” on the environment, but a least one effect (1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and (2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An EIR is required, but it must analyze only the effects that remain to be addressed.

I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or ND pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or ND, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

  
\_\_\_\_\_  
Mary Jo Borak  
Energy Division  
California Public Utilities Commission

\_\_\_\_\_  
May 11, 2015  
Date

**Initial Study and Mitigated Negative Declaration for  
Crown Castle NG West Inc.**

---

INTENTIONALLY LEFT BLANK