

# CUP RENEWAL



**SITE NUMBER: BA01282A**      **CITY: DANVILLE**  
**SITE NAME: PL282 BLACKHAWK TANK**      **COUNTY: CONTRA COSTA**  
**SITE TYPE: MONOPOLE**      **JURISDICTION: CONTRA COSTA COUNTY**



1200 CONCORD AVE, 5TH FLOOR  
 CONCORD, CA 94520

PROJECT INFORMATION:  
 (CUP RENEWAL)  
**BA01282A**  
**PL282 BLACKHAWK TANK**  
 19 EAGLE RIDGE LANE,  
 DANVILLE, CA 94506  
 CONTRA COSTA COUNTY

CURRENT ISSUE DATE:  
 02/03/26

ISSUED FOR:  
**ZONING**

REV.: DATE: DESCRIPTION: BY:

0	11/14/25	100% ZD	GJA
1	02/03/26	100% ZD, REVISED PER CITY COMMENTS	GJA

PLANS PREPARED BY:

**NETWORK CONNEX**  
 655 N. CENTRAL AVE., #1520  
 GLENDALE, CA 91203  
 OFFICE: (818) 840-0808 FAX: (818) 840-0708

CONSULTANT:

**NETWORK CONNEX**  
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DRAWN BY: CHK.: APV.:

GJA	AB	AB
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LICENSURE:

Blank space for licensure information.

SHEET TITLE:

**TITLE SHEET**

SHEET NUMBER: REVISION:

<b>T-1</b>	<b>1</b>
	BA01282A

**PROJECT SUMMARY**

SITE ADDRESS:  
 19 EAGLE RIDGE LANE,  
 DANVILLE, CA 94506

PROPERTY OWNER CONTACT:  
 COUNTRY CLUB AT BLACKHAWK ASSN,  
 3840 BLACKHAWK RD,  
 DANVILLE, CA 94506

APPLICANT:  
 T-MOBILE WEST LLC  
 1200 CONCORD AVE., 5TH FLOOR  
 CONCORD, CA 94520  
 REPRESENTATIVE:  
 T-MOBILE PROJECT MANAGER: BRANDON CEPHART  
 PROJECT MANAGER: ANGELINA BOURDAGE

**PROJECT TEAM**

SAC/ZONING/PERMITTING:  
 NETWORK CONNEX  
 655 N. CENTRAL AVE., #1520  
 GLENDALE, CA 91203  
 CONTACT: ISABEL CHAVEZ  
 MOBILE: (951) 496-2452  
 E-MAIL: ichavez@networkconnex.com

**LATITUDE / LONGITUDE**

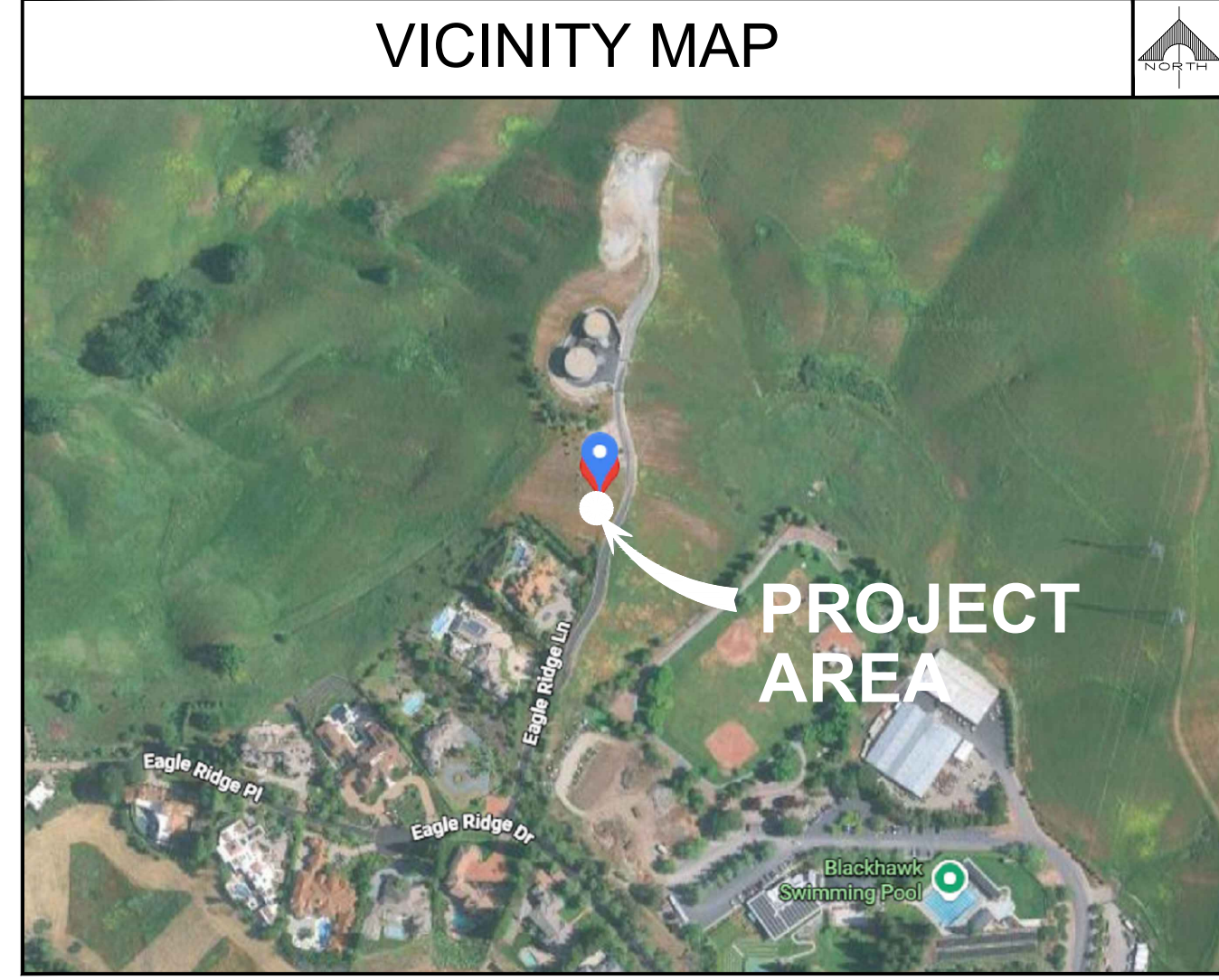
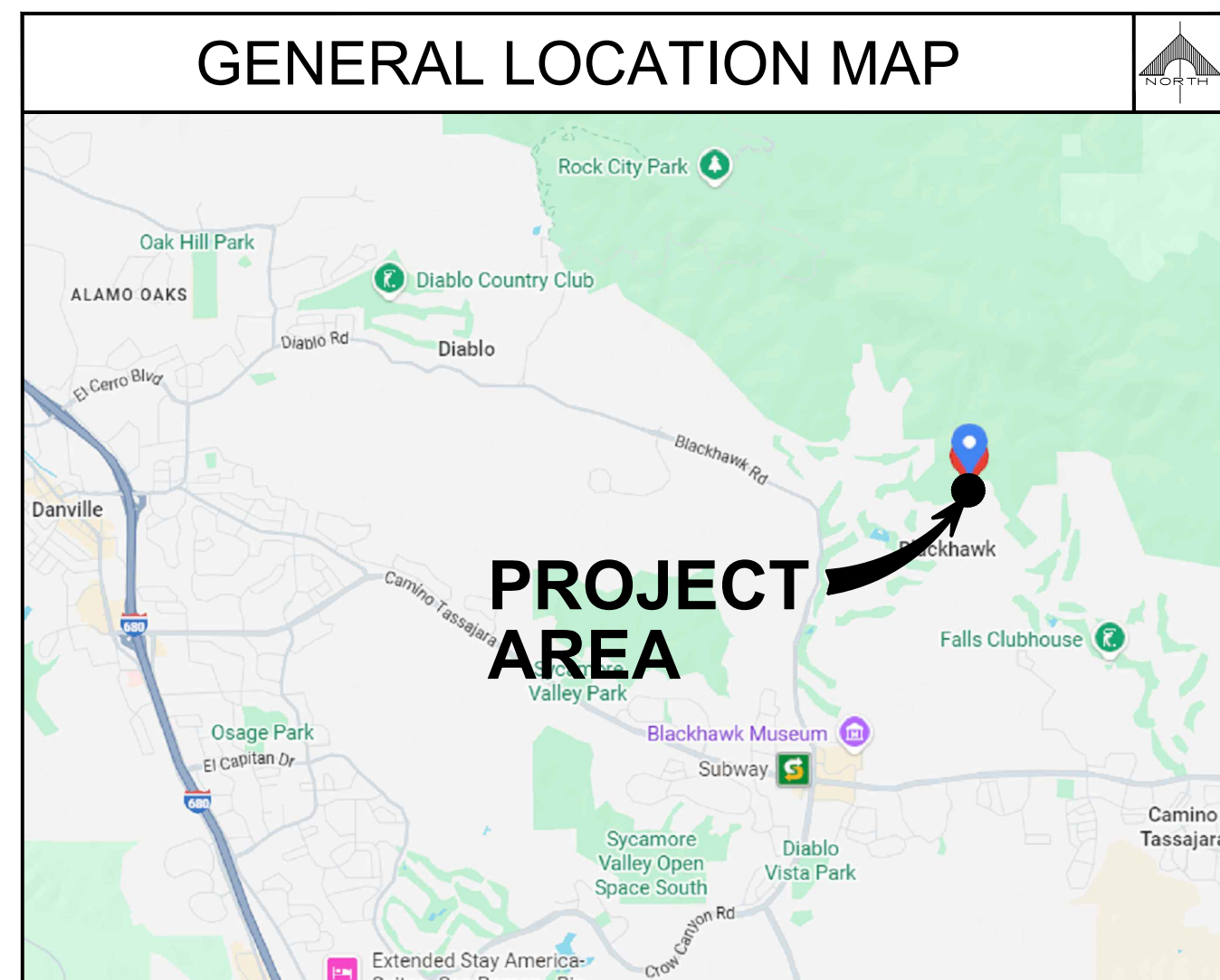
LAT: 37° 49' 24.40" N      LAT: 37.823389°  
 LONG: 121° 54' 18.49" W      LONG: -121.905136°

**UTILITY PURVEYOR**

POWER:      TELCO:  
 COMPANY: PG&E      COMPANY: AT&T

**DRAWING INDEX**

SHEET	DESCRIPTION
T-1	TITLE SHEET
T-2	PLAT MAP
T-3	SITE PHOTOS
A-1	EXISTING OVERALL SITE PLAN
A-2	EXISTING EQUIPMENT AND ANTENNA LAYOUT PLANS AND SCHEDULE
A-3	EXISTING ELEVATIONS I
A-4	EXISTING ELEVATIONS II



**BUILDING SUMMARY**

OCCUPANCY CLASSIFICATION: U (UNMANNED TELECOMMUNICATIONS FACILITY)  
 ZONING CLASSIFICATION: TBD  
 CONSTRUCTION TYPE: TBD  
 APN: 203-770-006

**PROJECT DESCRIPTION**

THE PROJECT ENTAILS:  
 T-MOBILE IS REQUESTING A RENEWAL OF THE CONDITIONAL USE PERMIT FOR THE CONTINUED USE AND OPERATION OF THEIR EXISTING WIRELESS TELECOMMUNICATIONS FACILITY:

- (6) EXISTING PANEL ANTENNAS
- (6) EXISTING RADIOS
- (1) EXISTING GPS ANTENNA
- (1) EXISTING EQUIPMENT CABINETS
- (1) EXISTING BATTERY CABINET
- (1) EXISTING HCS SPOOL BOX
- (1) EXISTING TELCO BOX
- (2) EXISTING FIBER CIENA BOXES
- (1) EXISTING FIBER JUNCTION BOX
- (1) EXISTING POWER PEDESTAL
- (1) EXISTING DISCONNECT SWITCH
- (1) EXISTING UTILITY CABINET

**LEGAL DESCRIPTION**

TRACT NO: 131PM44 BRIEF DESCRIPTION: PCL MAP 131 PG 44 PCL C

**APPROVAL**

THE FOLLOWING PARTIES HEREBY APPROVE AND ACCEPT THESE DOCUMENTS AND AUTHORIZE THE CONTRACTOR TO PROCEED WITH THE CONSTRUCTION DESCRIBED HEREIN. ALL CONSTRUCTION DOCUMENTS ARE SUBJECT TO REVIEW BY THE LOCAL BUILDING DEPARTMENT AND ANY CHANGES AND MODIFICATIONS THEY MAY IMPOSE.

	PRINT NAME	SIGNATURE	DATE
LANDLORD:			
ZONING MGR:			
DEVELOP. MGR:			
CONST. MGR:			
PROJECT MGR:			
SR. RF ENGINEER:			
RF ENGINEER:			
OPERATIONS:			
SAC REP.:			
UTILITIES:			
REAL ESTATE MGR:			

**ACCESSIBILITY REQUIREMENTS**

THE FACILITY IS UNMANNED AND NOT FOR CONTINUOUS HUMAN HABITATION. HANDICAPPED ACCESS IS NOT REQUIRED PER CBC 2025, SECTION 11B-203.4 (LIMITED ACCESS SPACES) SECTION 11B-203.5 (MACHINERY SPACES)

**CODE COMPLIANCE**

- CALIFORNIA ADMINISTRATIVE CODE (INCL. TITLES 24 & 25) 2025
- CALIFORNIA BUILDING CODE 2025
- CALIFORNIA ELECTRICAL CODE 2025
- CALIFORNIA MECHANICAL CODE 2025
- CALIFORNIA PLUMBING CODE 2025
- CALIFORNIA GREEN BUILDING STANDARDS CODE 2025
- CALIFORNIA ENERGY CODE 2025
- CALIFORNIA EXISTING BUILDING CODE 2025
- ANSI / TIA-222-H-2023
- LOCAL BUILDING CODE
- CITY / COUNTY ORDINANCES
- CALIFORNIA FIRE CODE 2025 EDITION
- ASCE 7-16
- ACI 318-19 (22)
- AISC STEEL CONSTRUCTION MANUAL, 16TH EDITION

**DRIVING DIRECTION**

FROM T-MOBILE OFFICE: 1200 CONCORD AVE., 5TH FLOOR, CONCORD, CA 94520

HEAD NORTH TOWARD CONTRA COSTA BLVD, CONTINUE ONTO NEW DRIVE, TURN LEFT ONTO CONCORD AVE, TURN RIGHT ONTO CONTRA COSTA BLVD, TURN RIGHT TO MERGE ONTO I-680 S, MERGE ONTO I-680 S, TAKE EXIT 40A FOR EL CERRO BLVD, TURN LEFT ONTO EL CERRO BLVD, CONTINUE ONTO DIABLO RD, CONTINUE ONTO BLACKHAWK RD, SLIGHT LEFT TO STAY ON BLACKHAWK RD, TURN LEFT ONTO BLACKHAWK DR, TURN LEFT ONTO EAGLE NEST PL, TURN LEFT ONTO EAGLE RIDGE DR, TURN RIGHT ONTO EAGLE RIDGE LN, DESTINATION WILL BE ON THE LEFT, 19 EAGLE RIDGE LN, DANVILLE, CA 94506

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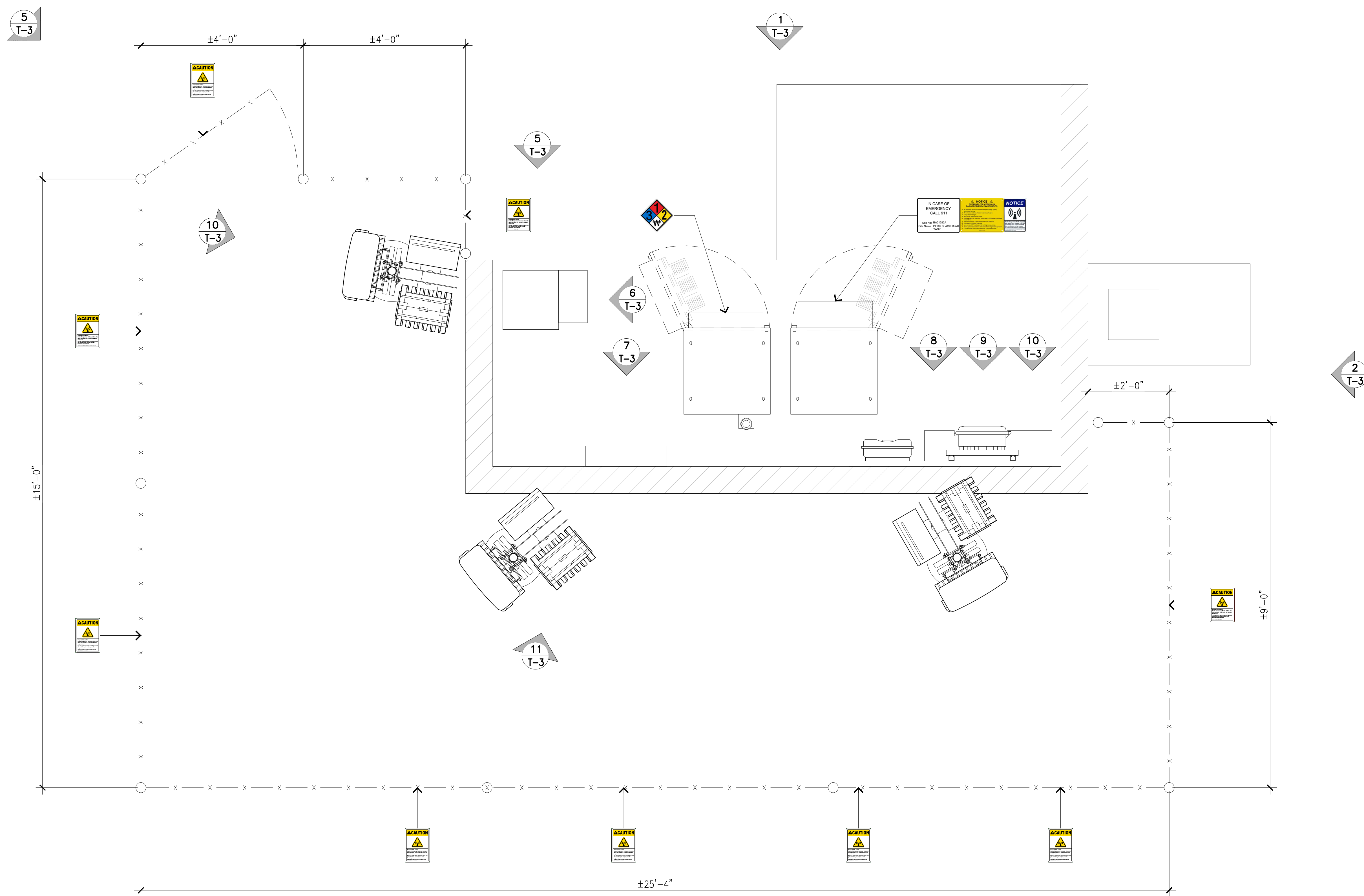
LICENSURE:

SHEET TITLE:

**PLAT MAP**

SHEET NUMBER: REVISION:

**T-2** **1**  
BA01282A

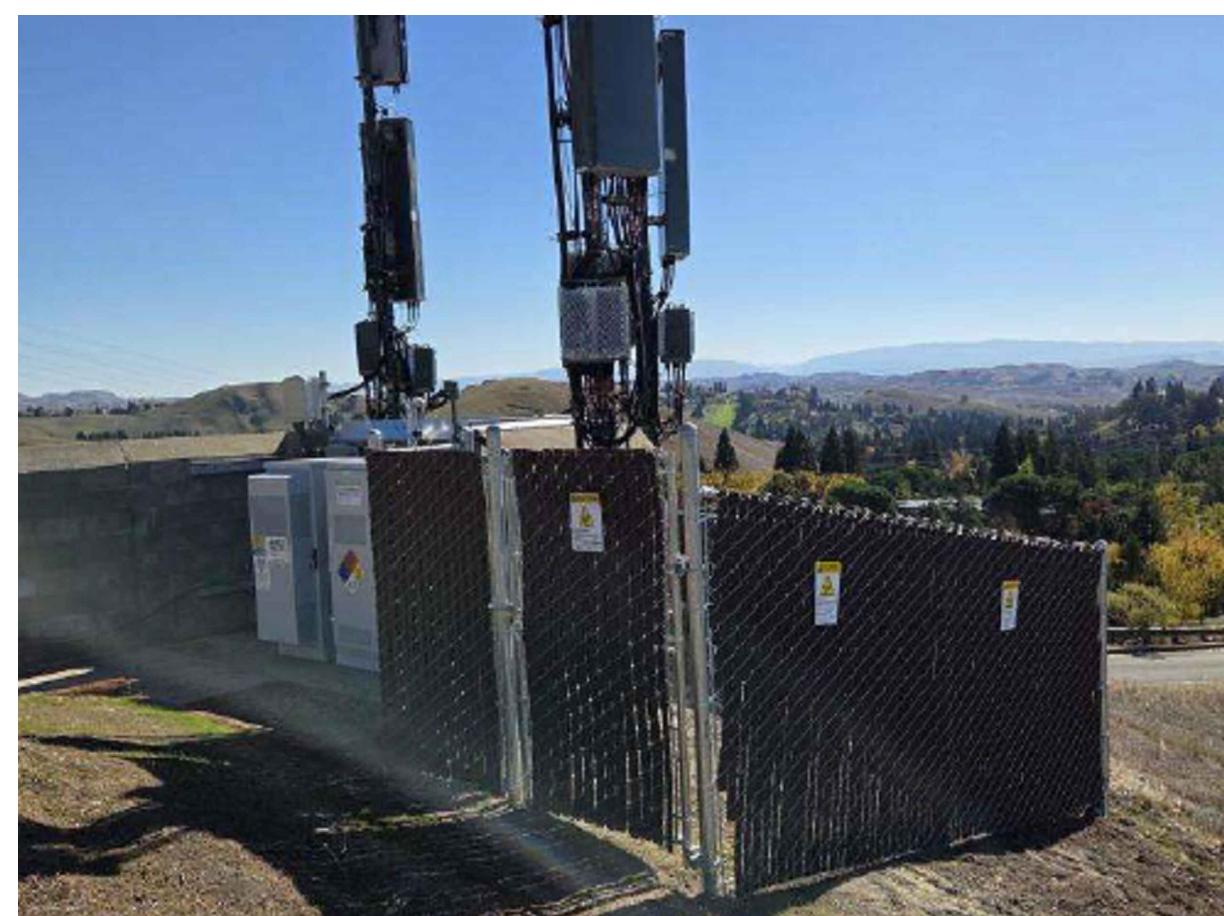




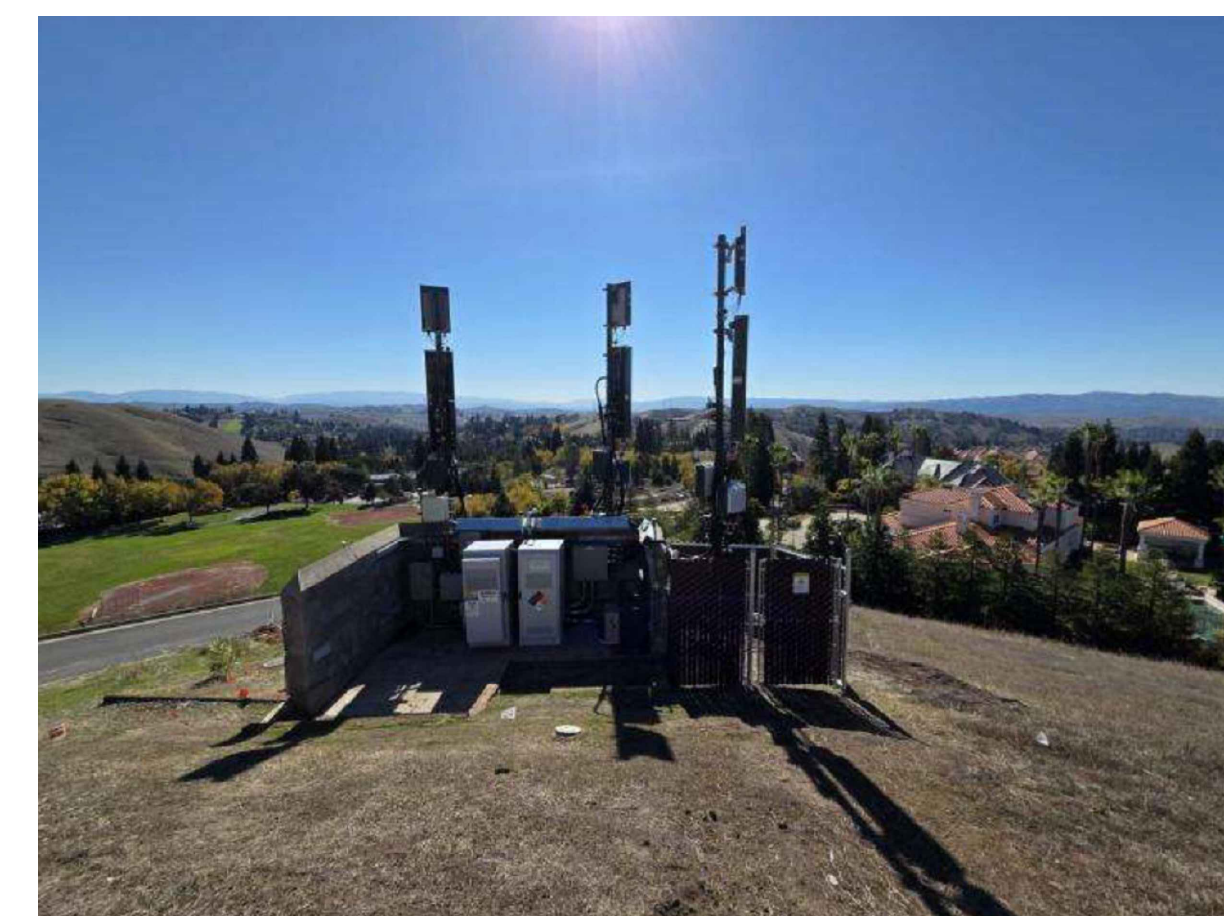
TELCO BOX



HCS SPOOL BOX



WEST VIEW



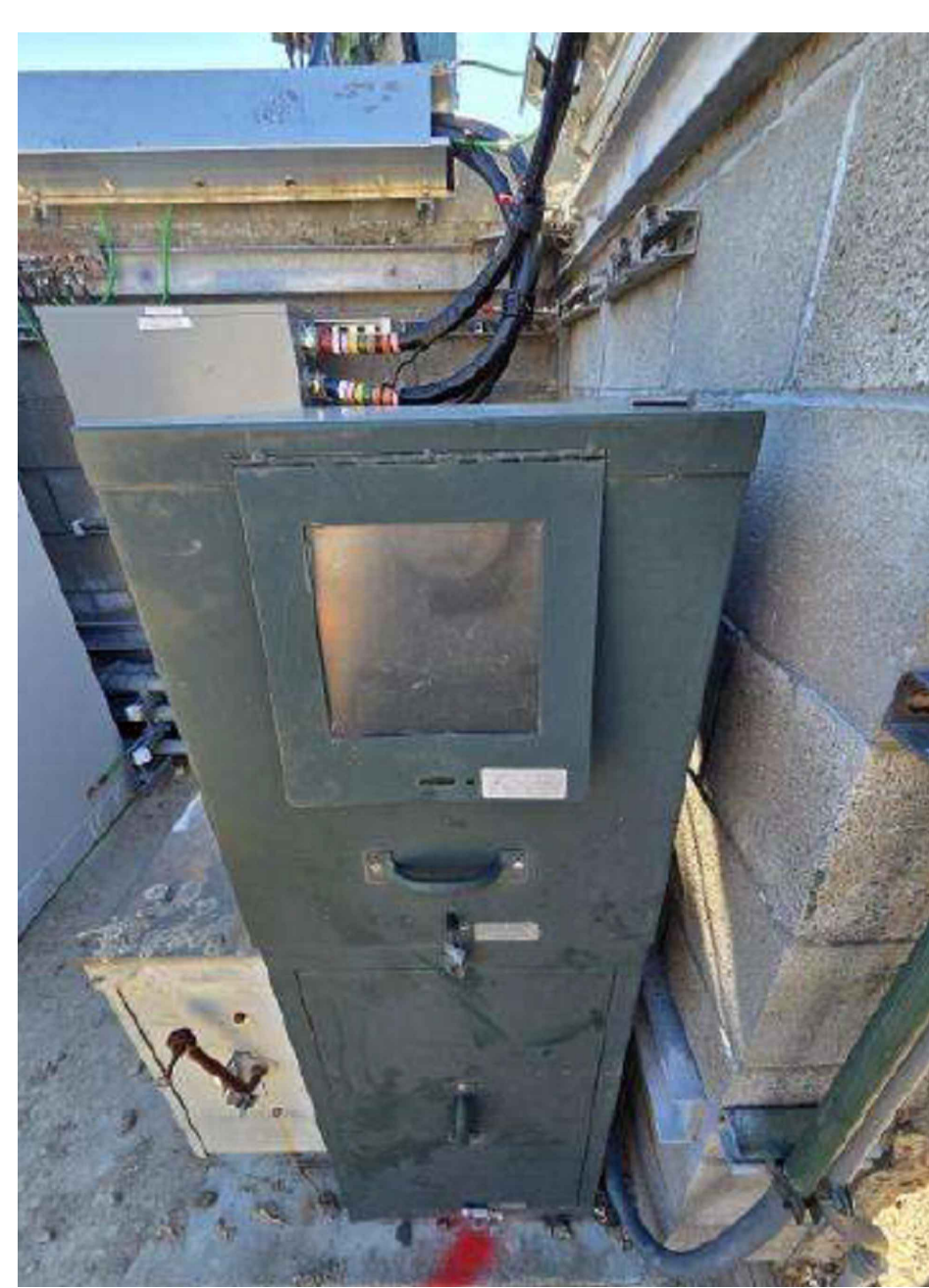
NORTH VIEW



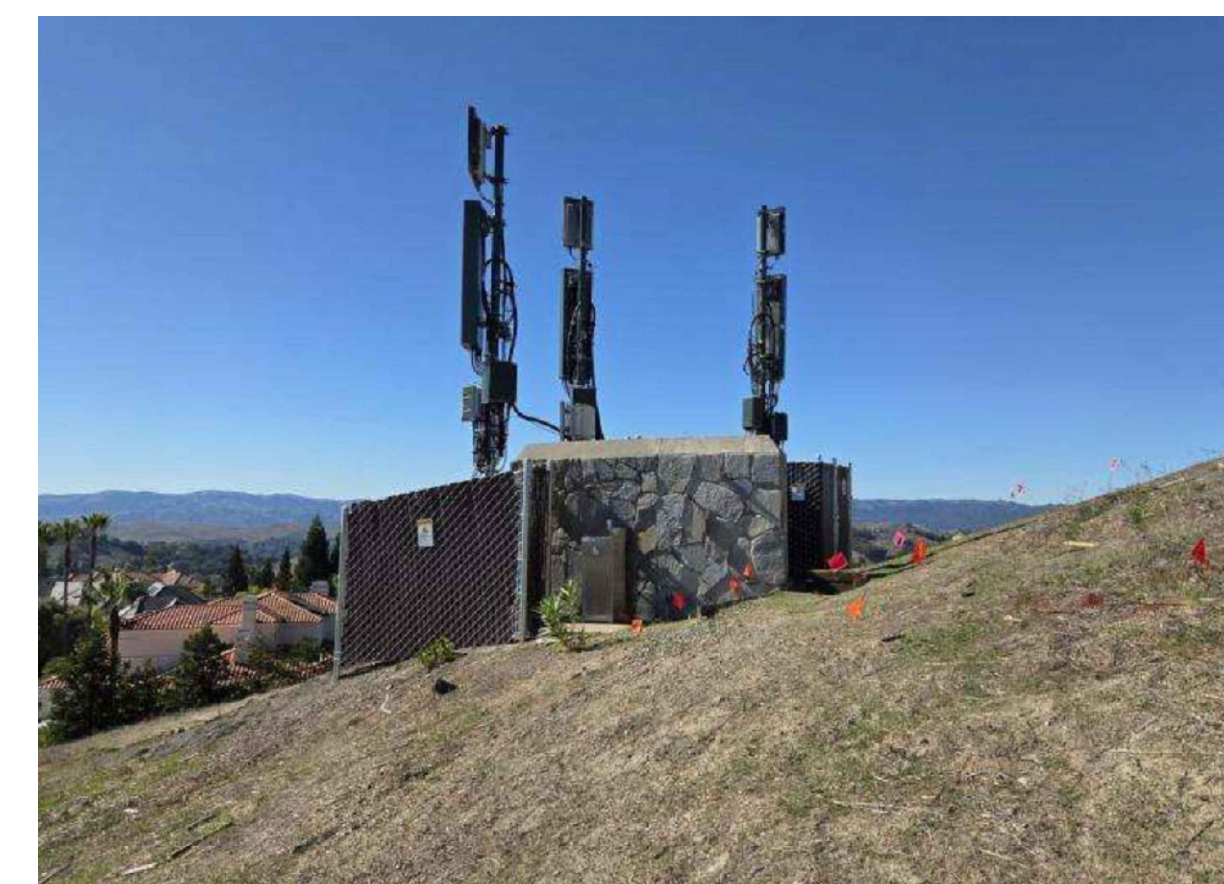
PANEL ANTENNAS



FIBER CIENA BOXES



100A METER PEDESTAL



EAST VIEW



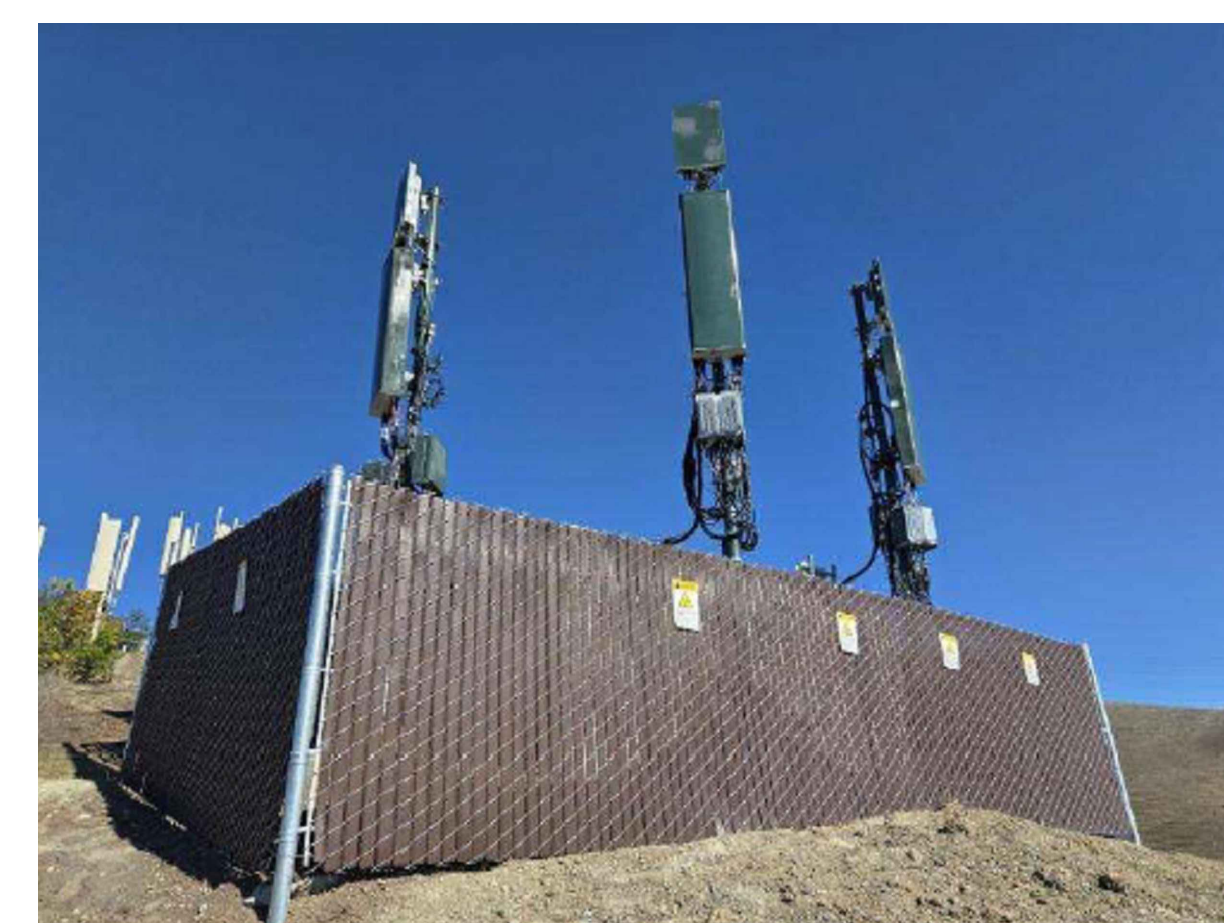
RADIOS



DISCONNECT SWITCH



SOUTH VIEW



**T-Mobile**  
Stick Together

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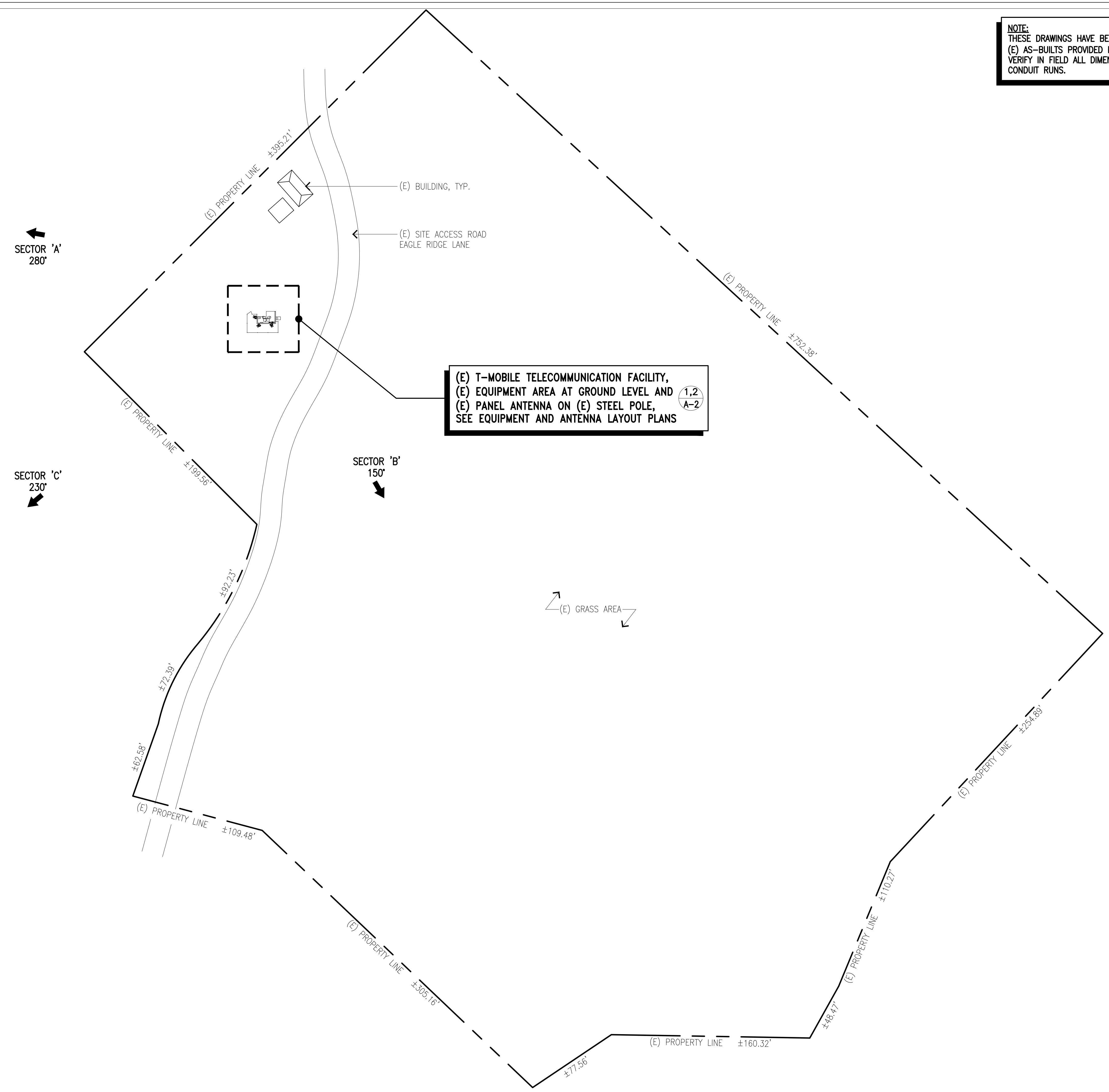
SITE PHOTOS

SHEET NUMBER: REVISION:

T-3 1

BA01282A

**NOTE:**  
 THESE DRAWINGS HAVE BEEN CREATED BY INFORMATION GATHERED FROM (E) AS-BUILTS PROVIDED BY T-MOBILE AND WITHOUT A SURVEY. PLEASE VERIFY IN FIELD ALL DIMENSIONS, LENGTHS, PROPERTY LINES AND CONDUIT RUNS.



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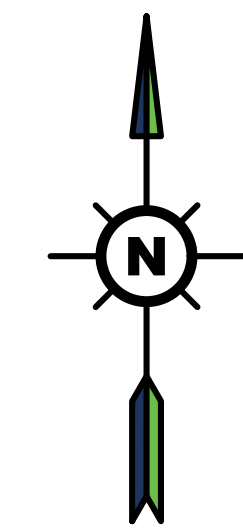
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LICENSURE:

SHEET TITLE:  
**EXISTING OVERALL SITE PLAN**

SHEET NUMBER: **A-1**    REVISION: **1**  
 BA01282A



### EXISTING ANTENNA SCHEDULE

MOUNT SECTOR	POS	ANTENNA				RADIO			
		AZIMUTH	RAD CENTER	MODEL	SIZE (L x W x D)	QTY.	MODEL	SIZE (L x W x D)	QTY.
'A'	A1	280°	20'-0"	AIR 6419 B41 (M-MIMO)	36.3" x 20.9" x 9"	1	-	-	-
	A2	280°	14'-6"	APXVAALL18M-U-J20 (OCTO)	71.8" x 19.7" x 8.5"	1	4480 B71+B85 4460 B25+B66	21.8" x 15.7" x 9.25" 19.6" x 15.7" x 12.1"	1 1
'B'	B1	150°	20'-0"	AIR 6419 B41 (M-MIMO)	36.3" x 20.9" x 9"	1	-	-	-
	B2	150°	14'-6"	APXVAALL18M-U-J20 (OCTO)	71.8" x 19.7" x 8.5"	1	4480 B71+B85 4460 B25+B66	21.8" x 15.7" x 9.25" 19.6" x 15.7" x 12.1"	1 1
'C'	C1	230°	20'-0"	AIR 6419 B41 (M-MIMO)	36.3" x 20.9" x 9"	1	-	-	-
	C2	230°	14'-6"	APXVAALL18M-U-J20 (OCTO)	71.8" x 19.7" x 8.5"	1	4480 B71+B85 4460 B25+B66	21.8" x 15.7" x 9.25" 19.6" x 15.7" x 12.1"	1 1

**NOTE:**  
ALL ANTENNA FINISHES ARE TO BE NON-REFLECTIVE.  
(<55% REFLECTIVITY)



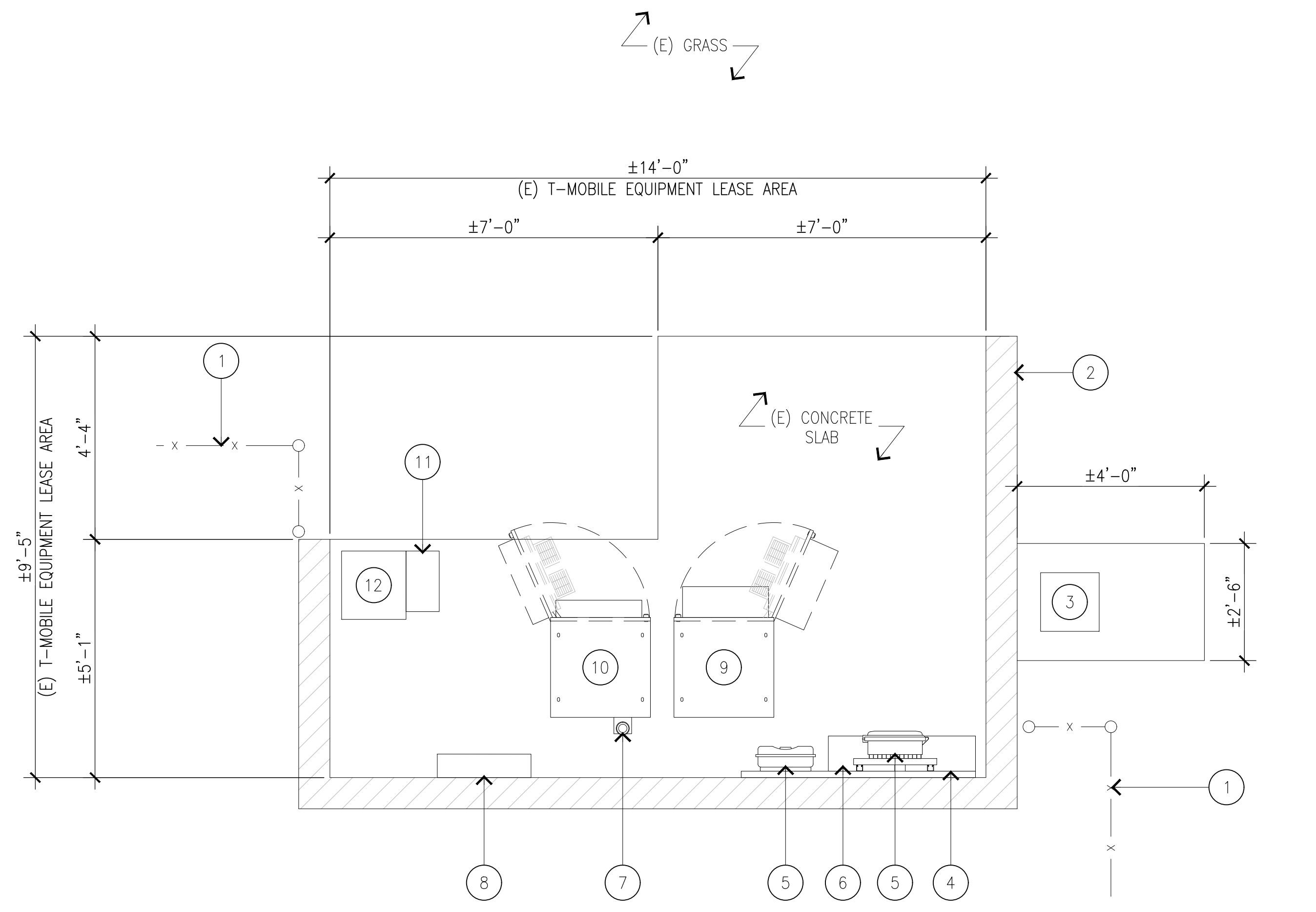
EXISTING ANTENNA LAYOUT PLAN AND SCHEDULE

SCALE: 1/2"=1'-0" 0 1' 2' 4' 2

KEYNOTES:

- 1 (E) CHAIN LINK FENCE WITH PRIVACY SLATS
- 2 (E) T-MOBILE 6'-0" HIGH x 8" THK CMU WALL
- 3 (E) T-MOBILE UTILITY CABINET ON (E) CONCRETE PAD
- 4 (E) T-MOBILE TELCO BOX
- 5 (E) T-MOBILE FIBER CIENA BOXES, TYP. OF (2)
- 6 (E) T-MOBILE FIBER JUNCTION BOX
- 7 (E) T-MOBILE GPS ANTENNA
- 8 (E) T-MOBILE HCS SPOOL BOX
- 9 (E) T-MOBILE 6160 SITE SUPPORT CABINET
- 10 (E) T-MOBILE B160 BATTERY CABINET
- 11 (E) T-MOBILE DISCONNECT SWITCH
- 12 (E) T-MOBILE 100A METER PEDESTAL

**NOTE:**  
ALL EQUIPMENT FINISHES ARE TO BE NON-REFLECTIVE.  
(<55% REFLECTIVITY)



EXISTING EQUIPMENT LAYOUT PLAN

SCALE: 1/2"=1'-0" 0 1' 2' 4' 1

**T-Mobile**  
Stick Together  
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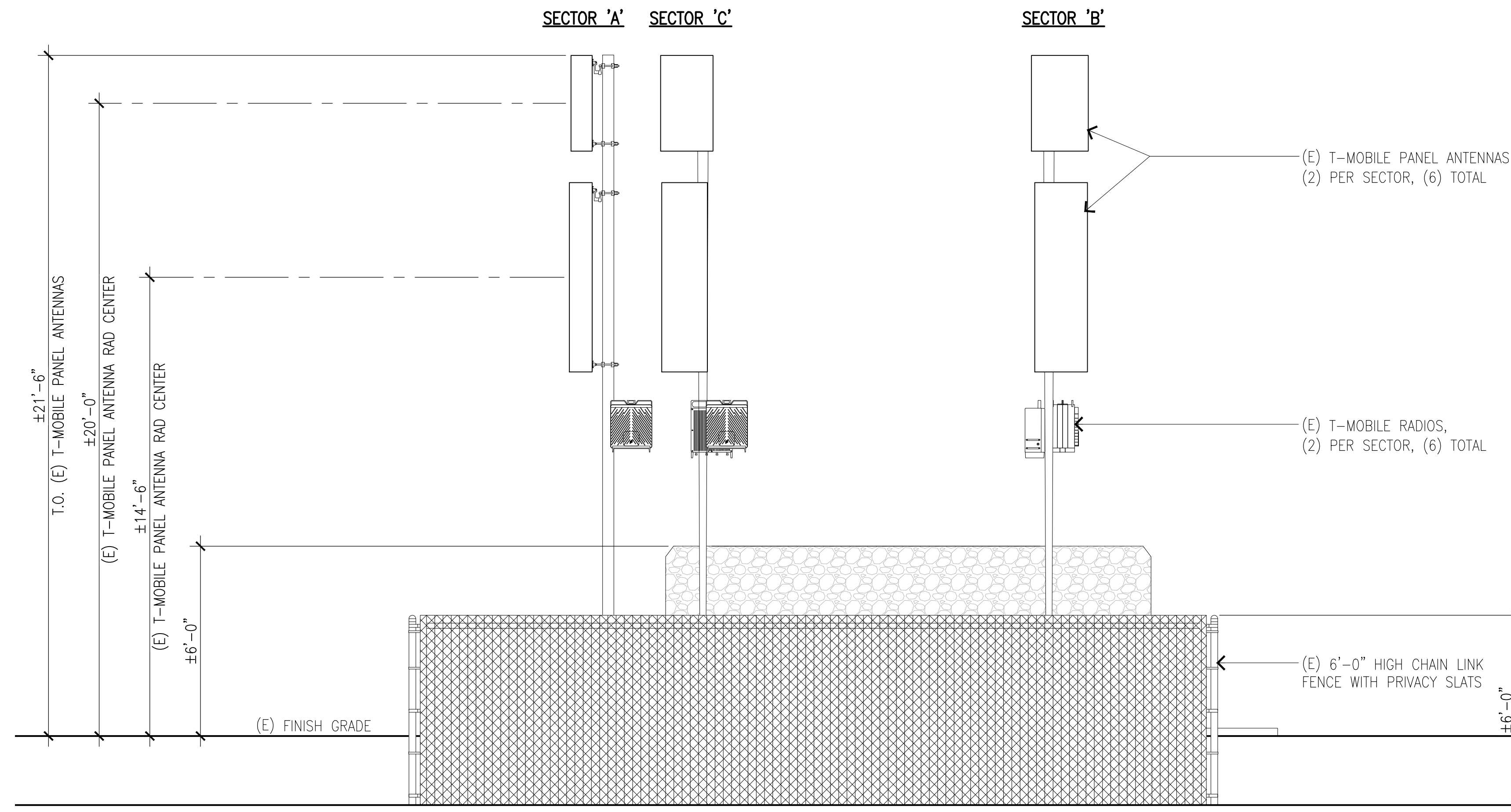
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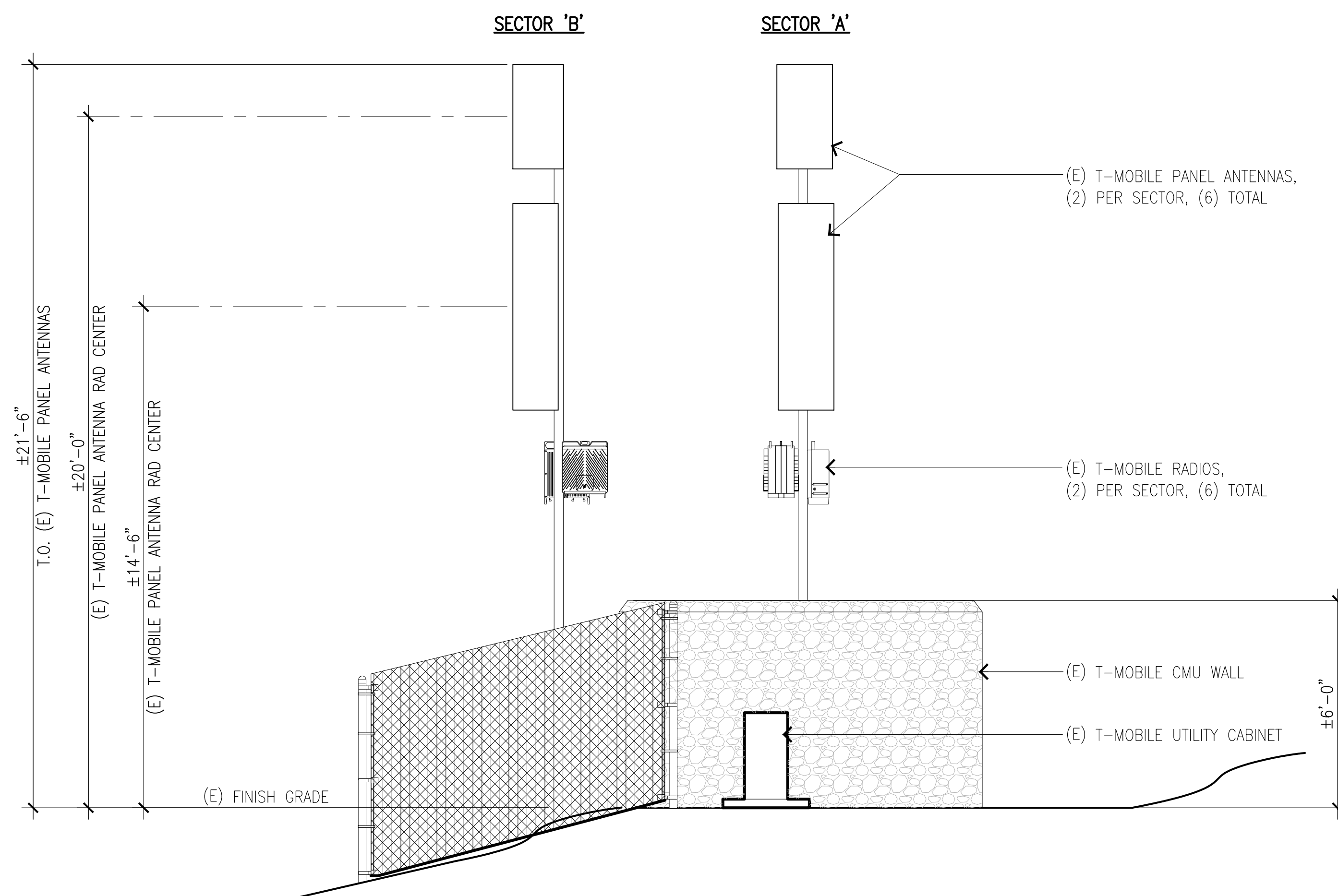
LICENSURE:

SHEET TITLE:  
EXISTING EQUIPMENT AND ANTENNA LAYOUT PLANS AND SCHEDULE

SHEET NUMBER: **A-2**    REVISION: **1**  
BA01282A



EXISTING SOUTH ELEVATION



EXISTING EAST ELEVATION

**T-Mobile**  
Stick Together

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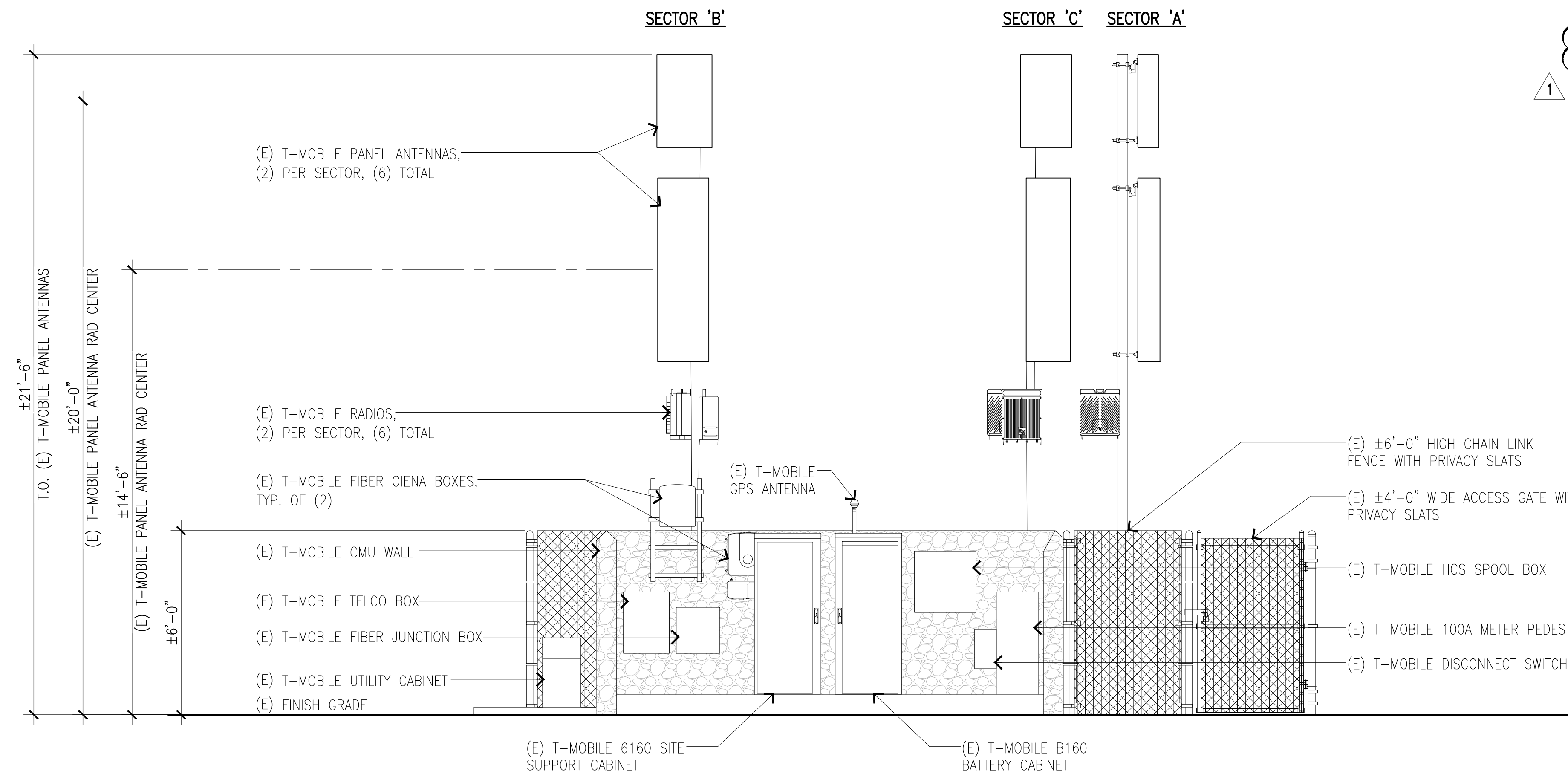
EXISTING ELEVATIONS I

SHEET NUMBER: REVISION:

**A-3**

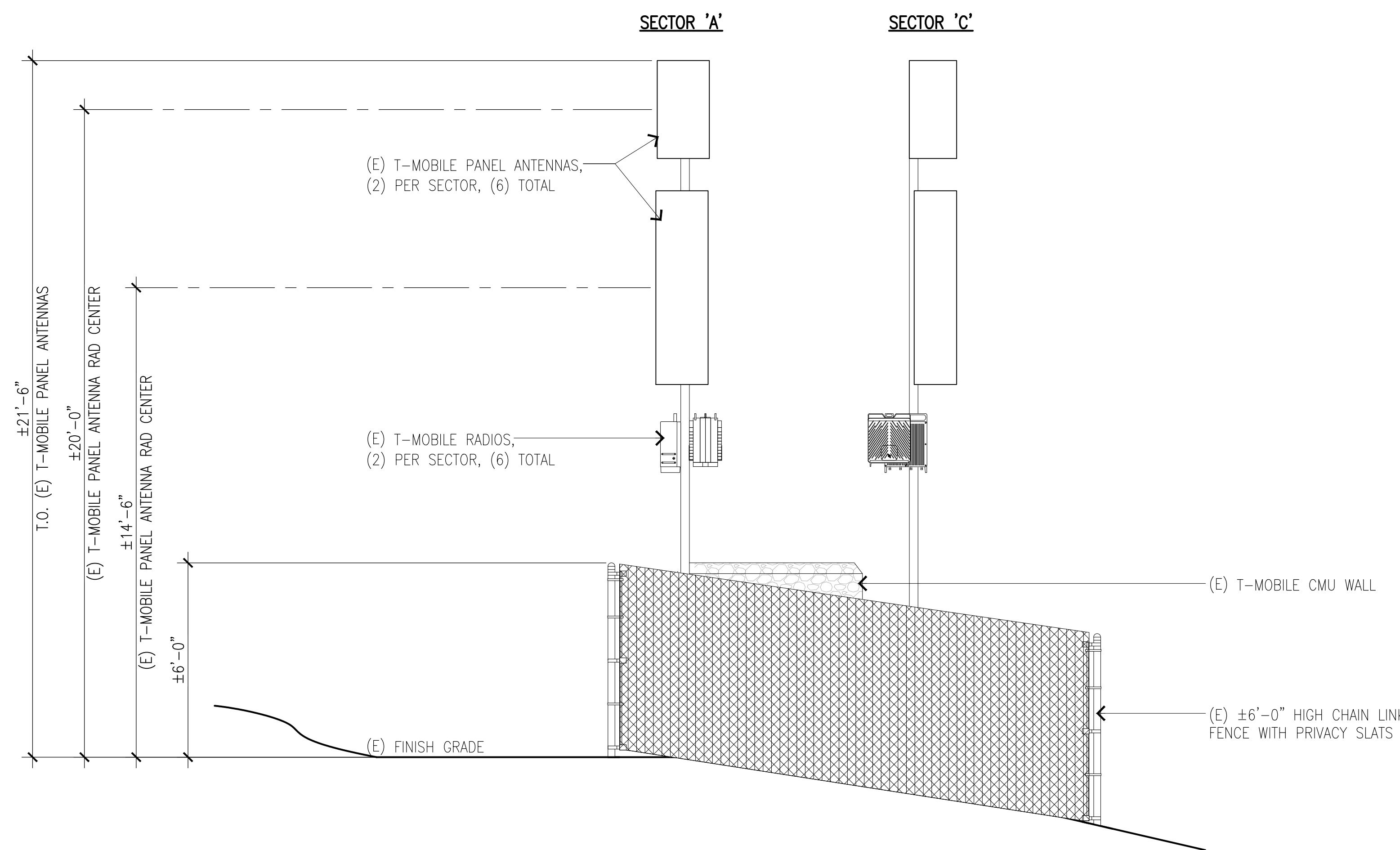
1

BA01282A



EXISTING NORTH ELEVATION

SCALE: 3/8"=1'-0" 0 1' 2' 5' 1



EXISTING WEST ELEVATION

SCALE: 3/8"=1'-0" 0 1' 2' 5' 2

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SHEET TITLE:

EXISTING ELEVATIONS II

SHEET NUMBER: REVISION:

**A-4** 1

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