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| PROJECT NUMBER | HEARING DATE |
| PRJ2025-000567 | August 19, 2025 |
| REQUESTED ENTITLEMENT(S) | |
| Conditional Use Permit No. RPPL2025000787 | |

PROJECT SUMMARY

OWNER / APPLICANT

Pacific Bell (AT&T) / AT&T (Rafael Garcia)

MAP/EXHIBIT DATEJanuary 15, 2025

PROJECT OVERVIEW

The applicant, AT&T, is requesting a Conditional Use Permit (“CUP”) to authorize the continued operation and maintenance of an existing unmanned telecommunications facility (“telephone repeater station”), consisting of a 3,420 square foot facility with associated parking area, in the A-1-2.5 (Light Agricultural – Two- and One-Half Acre Minimum Required Lot Area) Zone. The use was previously established through CUP No. 99182.

LOCATION

9000 Leona Avenue, Leona Valley, CA 93551

ACCESSLeona Avenue

ASSESSORS PARCEL NUMBER(S)

3205-028-800

SITE AREA0.65 Acres

GENERAL PLAN / LOCAL PLAN

Antelope Valley Area Plan

ZONED DISTRICT

Leona Valley

PLANNING AREAAntelope Valley

LAND USE DESIGNATION

RL2 (Rural Land 2 – One Dwelling Unit per Two Acres)

ZONEA-1-2.5

PROPOSED UNITS

N/A

MAX DENSITY/UNITS

1du/2 acres

COMMUNITY STANDARDS DISTRICTLeona Valley

ENVIRONMENTAL DETERMINATION (CEQA)Class 1 Categorical Exemption – Existing Facilities

KEY ISSUES

- Consistency with the Los Angeles County General Plan & Antelope Valley Area Plan
 - Satisfaction of the following portions of Title 22 of the Los Angeles County Code:
 - Section 22.16.030.C (Land Use Regulations for Agricultural Zones)
 - Section 22.16.050 (Development Standards for A-1 and A-2)
 - Section 22.158.050.B (CUP Findings Requirements)
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CASE PLANNER:

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