

**EI PASO COUNTY – PLANNING & COMMUNITY DEVELOPMENT
MINOR MODIFICATION TO AN EXISTING WIRELESS FACILITY
VERIZON WIRELESS SITE NAME: CSP CALHAN**

LETTER OF INTENT

Property Owner	Applicant	Applicant's Representative
Corlis Properties LLC 5225 Silver Dr. Colorado Springs, CO 80918	Verizon Wireless 3131 S. Vaughn Way Ste 550 Aurora, CO 80014 Attn: Jennifer Brooks (303) 873-2778	Retherford Enterprises P. O. Box 2977 Evergreen, CO 80437 Attn: Pam Goss (303) 884-1179 Pam.Goss@retherfordenterprises.com

Site Plan/Project Name: CSP CALHAN – EMERGENCY 2 WAY RADIO

Site Address: 11820 Hahn Rd., Calhan, CO 80808

Schedule #: 2200000253

Legal Description: NE4SE4 EX S 70.0 FT THEREOF SEC 15-12-62

Present/Proposed Zoning: AG-35

Zoning is A-35

Planner: Mr. Gabe Sevigny

Request: Development site plan approval for minor modification.

Project Narrative:

This project consists of installing a new UHF monopole antenna to an existing 100' telecommunications tower and running the required power/signal cable from the equipment shelter to the antenna. New antenna will be installed to the tower with a stand-off bracket such that the tip height of the antenna will not exceed the approved tower height of 100'.

Section 6409(a):

Verizon Wireless recognizes that this application, submitted on May 8, 2018, is for an eligible facilities request related to the modification of an existing wireless tower or base station which does not substantially change the physical dimensions of the site. As such, El Paso County shall have 60 days to review this application. Failure of El Paso County to respond to, or otherwise not request reasonably related documentation, shall result in this application being deemed granted pursuant to section 6409(a) of Title VI of the Middle Class Tax Relief and Job Creation Act of 2012.

Attachments/Enclosures:

1) Site Plans; 2) Application Fee - TBD

PROJECT DATA

SITE NAME: CSP-CALHAN
ADDRESS: 11820 HAHN ROAD
 CALHAN, CO 80808
JURISDICTION: EL PASO
VERIZON PROJECT #: 20171625605

PROJ. SUMMARY: SITE IMPROVEMENTS FOR A WIRELESS FACILITY FOR VERIZON WIRELESS, KNOWN AS "CSP-CALHAN". ALL WORK INCLUDES INSTALLING (NEW) UHF MONOPOLE ANTENNA AND RUNNING ALL REQUIRED POWER AND SIGNAL CABLE FROM THE EQUIPMENT SHELTER TO THE ANTENNA.

CODE/LOCATION INFORMATION:

CONSTRUCTION TYPE: V-B
OCCUPANCY: B-UNMANNED
EQUIPMENT SHELTER HEIGHT: 10'-6" A.G.L.
(E) TOWER & ANTENNA HEIGHT: 100'-0" A.G.L.
NEW ANTENNA HEIGHT: 100'-0" A.G.L.
NO. STORIES: ONE (1)
GROSS BUILDING AREA: 438 S.F.
OCCUPANT LOAD: 2 / UNMANNED
BUILDING CODE: 2009 IBC

PROJECT CONTACTS

ARCHITECT:
 T-REX ARCHITEX
 146 MADISON ST.
 SUITE 200
 DENVER, CO 80206

DONI MITCHELL
 303-388-2918

**VERIZON WIRELESS
 CONSTRUCTION MANAGER:**
 3131 SOUTH VAUGHN WAY
 AURORA, CO 80014

MIKE HICKEY
 951-413-9704

OWNER:
 CORLIS REALTY
 5225 SILVER DR.
 COLORADO SPRINGS, CO 80918
 CLETE CORLIS
 719-599-9000

ZONING:
 RETHERFORD ENTERPRISES, INC.
 7093 SILVERHORN DRIVE
 EVERGREEN, CO 80439

JOY RETHERFORD
 720-261-2064

GENERAL NOTES

1. THE CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONDITIONS RELATED TO THIS WORK PRIOR TO COMMENCING CONSTRUCTION AND VISIT THE SITE AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BETWEEN THE DOCUMENTS AND ACTUAL CONDITIONS. THE CONTRACTOR SHALL OBTAIN WRITTEN CLARIFICATION FROM THE ARCHITECT PRIOR TO PROCEEDING WITH ANY WORK.
2. THIS SET OF PLANS IS INTENDED TO BE USED FOR DIAGRAMMATIC PURPOSES ONLY. DETAILS ARE INTENDED TO SHOW END RESULT OF DESIGN. DRAWINGS ARE NOT TO BE SCALED. WRITTEN DIMENSIONS TAKE PRECEDENCE.
3. ALL WORK PERFORMED AND MATERIALS INSTALLED SHALL COMPLY WITH ALL APPLICABLE CODES, REGULATIONS, AND ORDINANCES OF ALL GOVERNING JURISDICTIONS. CONTRACTOR SHALL POST ALL NOTICES, SECURE ALL PERMITS, AND COMPLY WITH ALL LAWS, RULES, REGULATIONS AND LAWFUL ORDERS BEARING ON THE PERFORMANCE OF THE WORK.
4. THE CONTRACTOR SHALL RECEIVE WRITTEN AUTHORIZATION TO PROCEED WITH CONSTRUCTION AND SHALL SUPERVISE AND DIRECT THE PROJECT ACCORDINGLY. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, AND PROCEDURES FOR ALL PORTIONS OF THE WORK UNDER THE CONTRACT.
5. THE CONTRACTOR SHALL MAKE NECESSARY PROVISIONS TO PROTECT EXISTING IMPROVEMENTS, PAVING, CURBING, ETC. DURING CONSTRUCTION. UPON COMPLETION, PATCH AND REPAIR ALL DAMAGED ITEMS. RESTORE EACH DISTURBED AREA TO PRE-CONSTRUCTION CONDITION.
6. THE WORK DESCRIBED BY THE DRAWINGS OF ANY ONE DISCIPLINE MAY BE AFFECTED AND REQUIRE REFERENCE TO THE WORK DESCRIBED ON DRAWINGS OF ANOTHER DISCIPLINE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW AND COORDINATE THE WORK OF ALL SUB-CONTRACTORS, TRADES, AND / OR SUPPLIERS PRIOR TO COMMENCING CONSTRUCTION TO INSURE THAT ALL PARTIES ARE AWARE OF OVERLAPPING REQUIREMENTS.
7. ALL INTERRUPTED SYSTEMS SHALL BE COORDINATED WITH APPROPRIATE AUTHORITIES AND RESTORED TO ORIGINAL CONDITION AND OPERATION.
8. ALL DEMOLISHED ITEMS ARE TO BE REMOVED COMPLETELY FROM THE SITE.
9. CALL 3-DAYS BEFORE YOU DIG ! NOTIFICATION HOTLINE: 1-800-922-1977 or 811

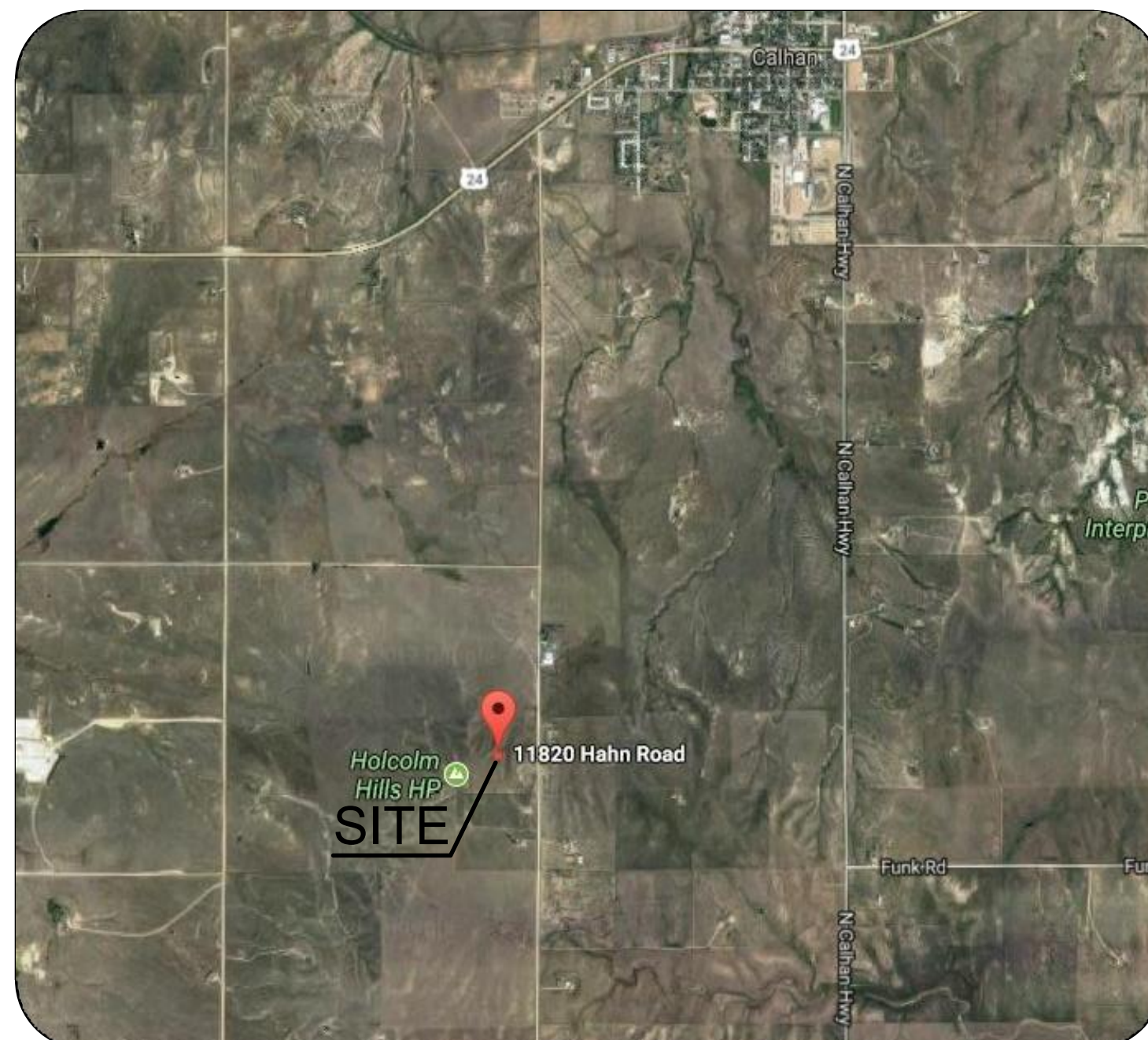
CSP-CALHAN

SITE MODIFICATION REQUEST

SMR-2WAY



3131 S. VAUGHN WAY, SUITE 550
 AURORA, CO 80014 303-694-3234



VICINITY MAP
 SCALE: NTS

This site plan should show the subject property and the location of all existing structures in relation to the property boundaries (provide dimensions to the closest property line). Please also show how you access this site. If access is taken from the adjacent lot, please provide a copy of the access easement.

SCOPE OF WORK
 Emergency Two-Way Radio Installation

TO BE PERFORMED BY VERIZON WIRELESS preferred Contractor (VZW)

OUTDOOR WORK

1. VZW to attach WS300 stand-off bracket at approved UHF antenna mounting location
3. VZW to attach UHF monopole antenna to stand-off bracket; Antenna and Mount will be supplied by VZW to supply proper length of 7/8" foam coaxial cable (LCF78 or equivalent), terminated with N-type Male connectors at each end. with appropriate ground kits correct
4. VZW to attach RDR-supplied RF jumper from UHF monopole antenna to VZW-supplied hardline
5. VZW to supply appropriate tower hangers for the foam coaxial cable and attach to tower per VZW practices
6. VZW to run hardline to shelter location
7. VZW to apply water-proofing materials (butyl rubber tape, covered with 2" vinyl tape, or equivalent) to all outdoor coaxial connections. PPC Connectors are acceptable.
8. VZW to ground hardline at bulkhead ground bar
9. VZW to bring hardline into shelter and terminate on VZW-supplied ground bar at shelter bulkhead

INDOOR WORK

1. VZW to install lightning arrester at shelter bulkhead ground bar. standard arrester should work with n-connectors
3. VZW to run length of 1/2" Superflex (or equivalent) cable from bulkhead arrester to top of RDR rack, terminated with N-type Female connector Is LDF4 acceptable
4. VZW to supply 24vdc or -48vdc with XX amp breaker from eh PDF to the radio rack power distribution panel. VZW to bolt/anchor RDR rack to floor
5. VZW to bond RDR rack to building ground system
6. VZW to sweep coax run from top of rack location to antenna point and determine and annotate total cables losses. This can be done by VZW Cell Tech
7. VZW to identify and label dedicated IP port at switch location and provide IP address/subnet mask/gateway (Field Operations will do this)

TO BE PERFORMED BY RED DOG RADIOS (RDR)

OUTDOOR WORK

1. RDR to supply WS300 stand-off bracket and UHF monopole antenna
2. RDR to supply RF jumper
3. RDR to provide ground assistance with ropes, tool bucket, any items needed to assist tower personnel

INDOOR WORK

1. RDR to inspect and accept DC wiring installed and available at top of rack
2. RDR to inspect and accept 1/2" Superflex cable installed and available at top of rack, terminated with N-type Female
3. RDR to inspect and accept that rack is anchored to floor and bonded to ground system
4. RDR to supply all connections from rack to AC power source and 1/2" Superflex cable
5. RDR to supply and physically install AGM lead acid batteries, including making fused connections to power supply
6. RDR to activate repeater system
7. RDR to set power level to set system output to 150W ERP, taking calculated coaxial losses into account, and record true power level in watts at 1/2" Superflex rack interface connector
8. RDR to measure and record repeater sensitivity as referenced to 12 dB SINAD at 1/2" Superflex rack interface connector
9. RDR to run CAT5E cable from equipment to switch port location, including properly terminating necessary RJ45 connectors
10. RDR to ensure all cables on rack are run smoothly, cleanly and in accordance with VZW best practices, including bundling with approved waxed lacing cord techniques
11. RDR to photograph and supply digital images of repeater rack and installation details to VZW personnel for record-keeping purposes

INDEX OF DRAWINGS: (5 SHEETS)

T1	TITLE SHEET
LS1	SURVEY
A1	SITE PLAN / ELEVATION
A2	SHELTER PLANS / CABLE LENGTHS
A3	ANTENNA DETAILS
A3.1	SITE PHOTOS AND POWER SYSTEM DETAILS

SYMBOL & MATERIAL LEGEND

--- PROPERTY LINE SETBACK OR EASEMENT	--- HYBRID / COAX	⊗ SECTION INDICATOR	▨ WOOD CONT.	▨ MASONRY	▨ CHAIN LINK FENCE	BBU BASE BAND UNIT
--- W --- WATER LINE	--- FIBEROPTIC	⊗ ELEVATION INDICATOR	⊗ WOOD BLOCKING	▨ CONCRETE	▨ EXISTING EASEMENT	OVP OVER-VOLTAGE PROTECTION
--- G --- GAS LINE	--- DC POWER	⊗ DETAIL INDICATOR	⊗ REVISION	▨ EARTH	▨ NEW UTILITY EASEMENT	PDF POWER DISTRIBUTION FRAME
--- E --- ELECTRICAL	⊗ POWER POLE	⊗ PROPERTY CORNER	⊗ ELEVATION TAG HEIGHT CALLOUT	▨ GRAVEL	▨ NEW ACCESS / UTILITY EASEMENT	RRH REMOTE RADIO HEAD
--- T --- TELCO	⊗ BENCHMARK	⊗ ELEVATION TAG HEIGHT CALLOUT	⊗ SPOT ELEVATION	▨ PLYWOOD OR O.S.B.	▨ LEASE AREA	C.V. CONTRACTOR VERIFY
--- X --- FENCE	⊗ WINDOW TAG	⊗ SPOT ELEVATION		▨ SAND	▨ NEW ANTENNAS	± PLUS OR MINUS
	⊗ WALL TYPE			▨ STEEL	▨ NEW RRHS / OVPS	℄ CENTER-LINE
				▨ CMU	▨ NEW PENETRATIONS	℄ PLATE
				▨ RIGID INSULATION		
				▨ ARCHITECTURAL WOODWORK		



STAMP



DRAWINGS

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PROJECT FOR



DATE ISSUED

DECEMBER 18, 2017

DATE	ISSUED AS
-----	ZD APPROVAL
-----	PRELIMINARY CD SET
-----	FINAL CD SET
-----	PERMIT SUBMITTED

DATE	REVISIONS
1/22/17	ANTENNA HEIGHT
2/18/17	FINAL CD SET
2/18/17	OWNER INFO

PROJECT NAME

CSP-CALHAN

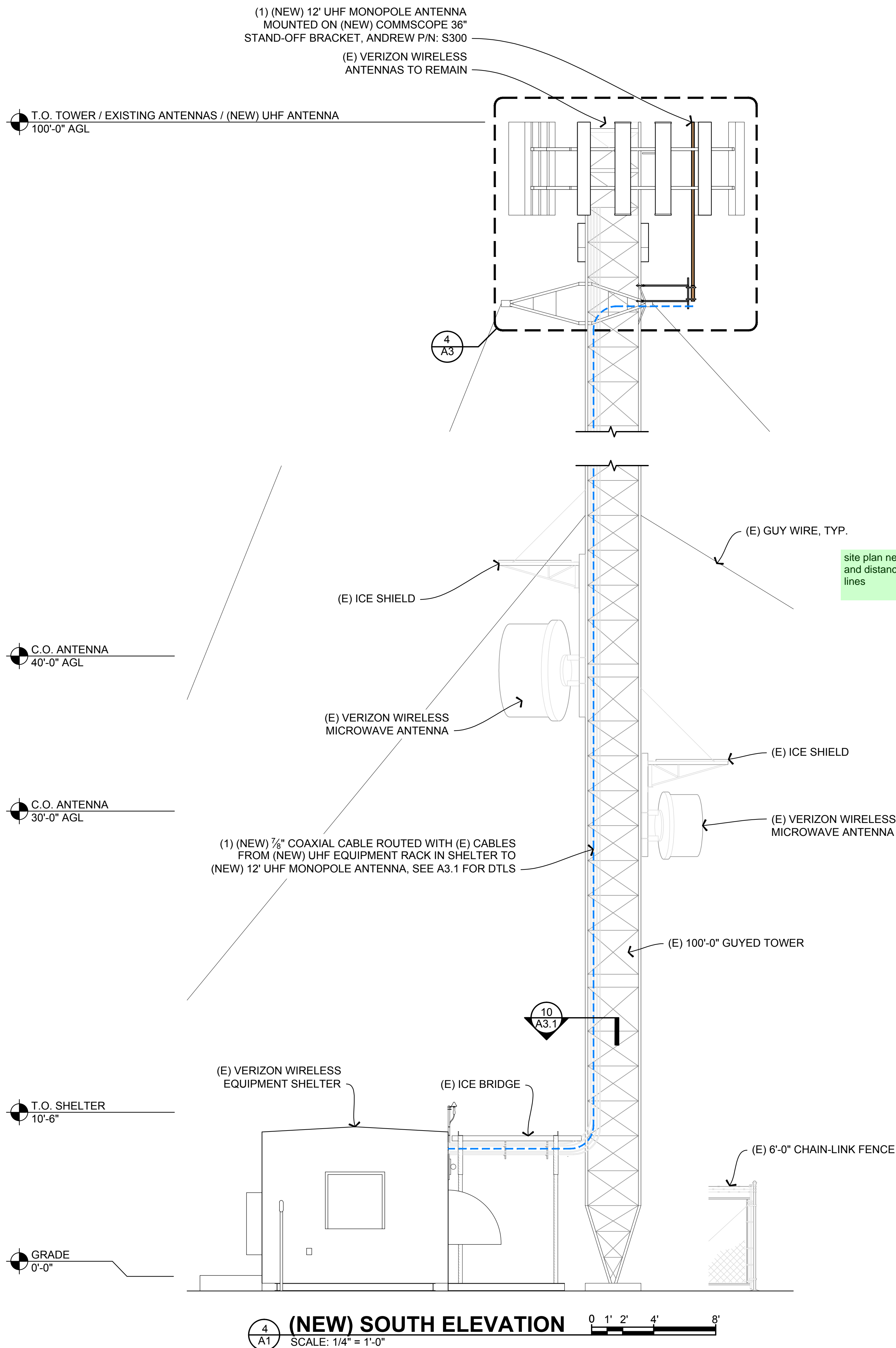
CELL SITE
 SMR-2WAY

11820 HAHN ROAD
 CALHAN, CO 80808

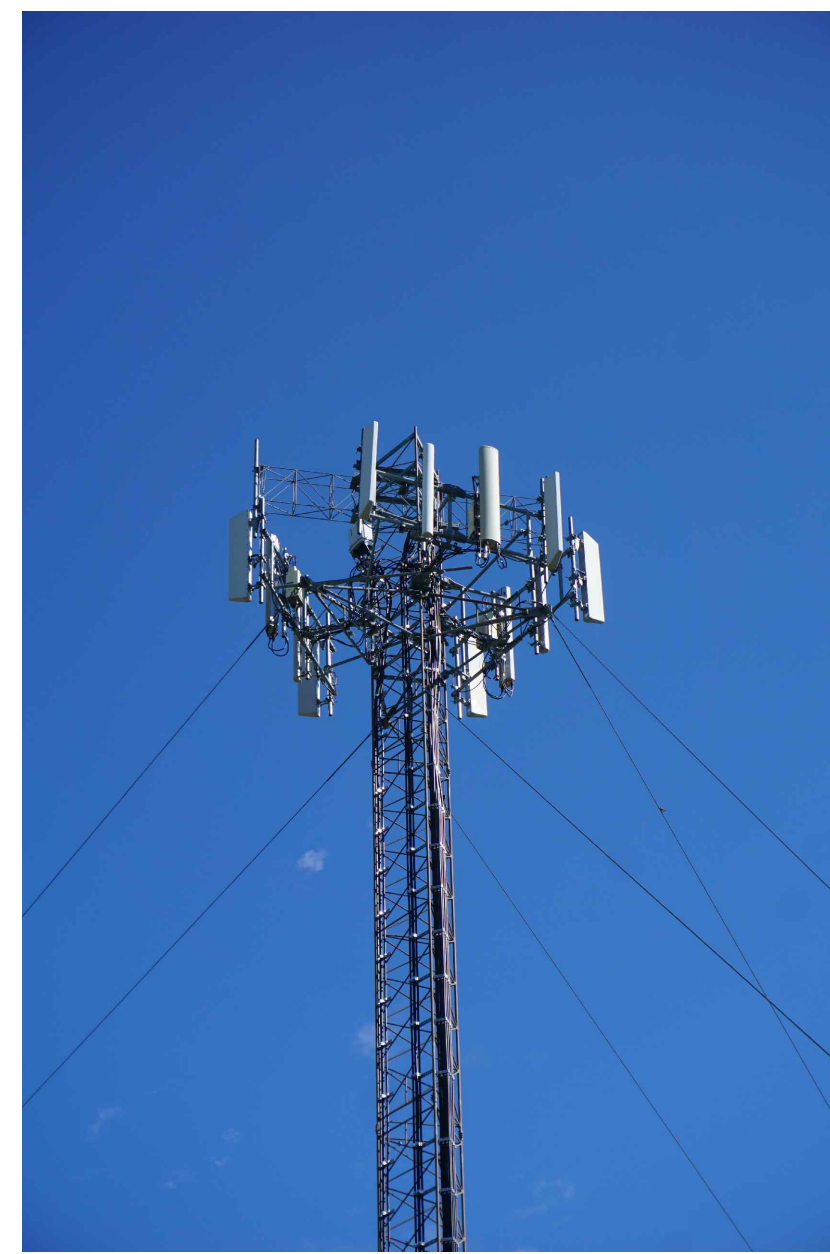
COUNTY OF EL PASO
 STATE OF COLORADO

T1

TITLE PAGE



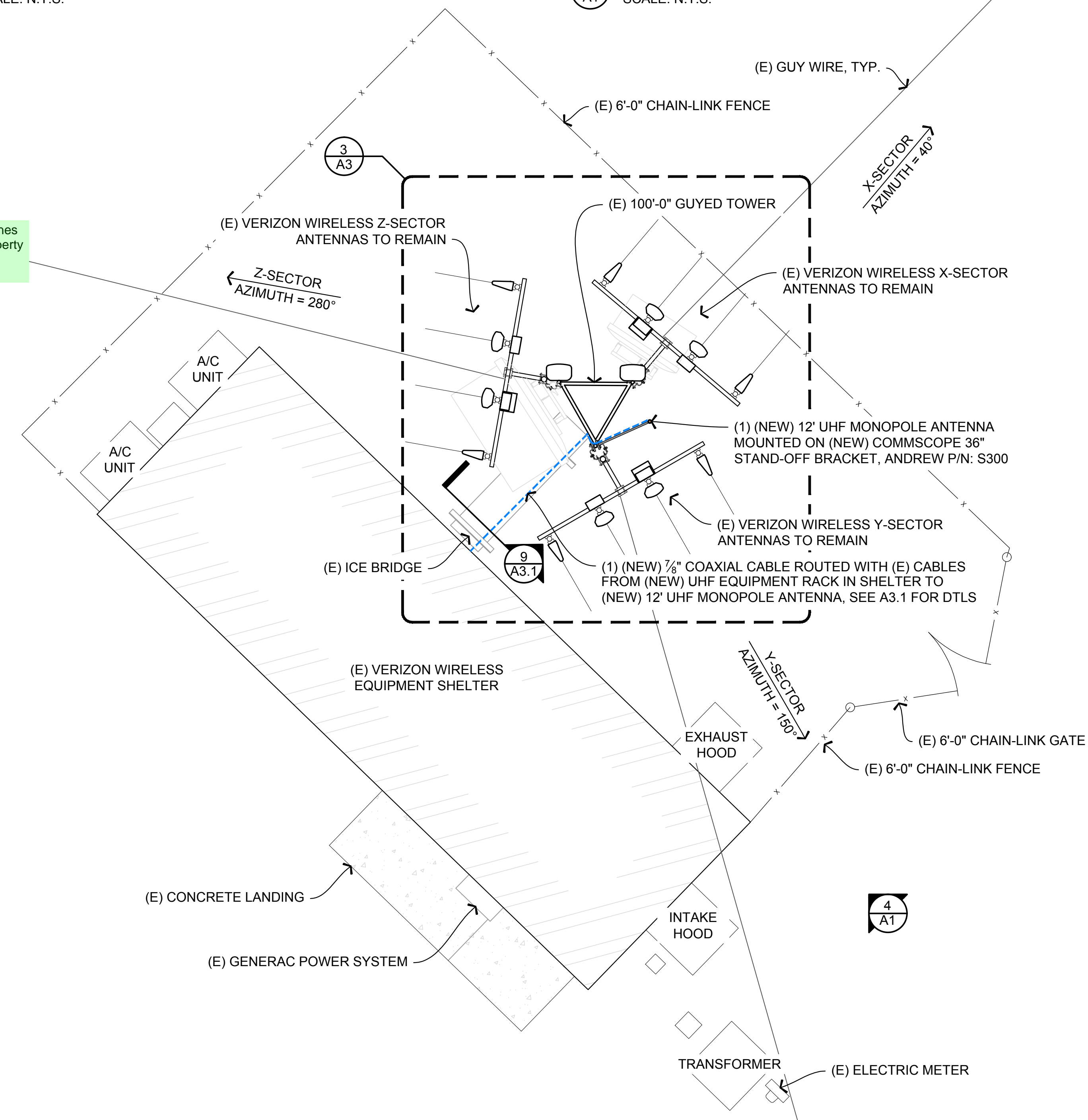
(NEW) SOUTH ELEVATION
SCALE: 1/4" = 1'-0"



EXTERIOR VIEW: ANTENNAS
SCALE: N.T.S.



EXTERIOR VIEW: TOWER
SCALE: N.T.S.



(NEW) SITE PLAN
SCALE: 1/4" = 1'-0"

site plan needs to indicate property lines and distance structures are from property lines

STAMP

T+REX ARCHITEX
146 Madison Street
Denver, CO 80206
303.388.2918

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verizon
3131 S. VAUGHN WAY, SUITE 550
AURORA, CO 80014
303-694-3234

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CSP-CALHAN

CELL SITE
SMR-2WAY

11820 HAHN ROAD
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COUNTY OF EL PASO
STATE OF COLORADO

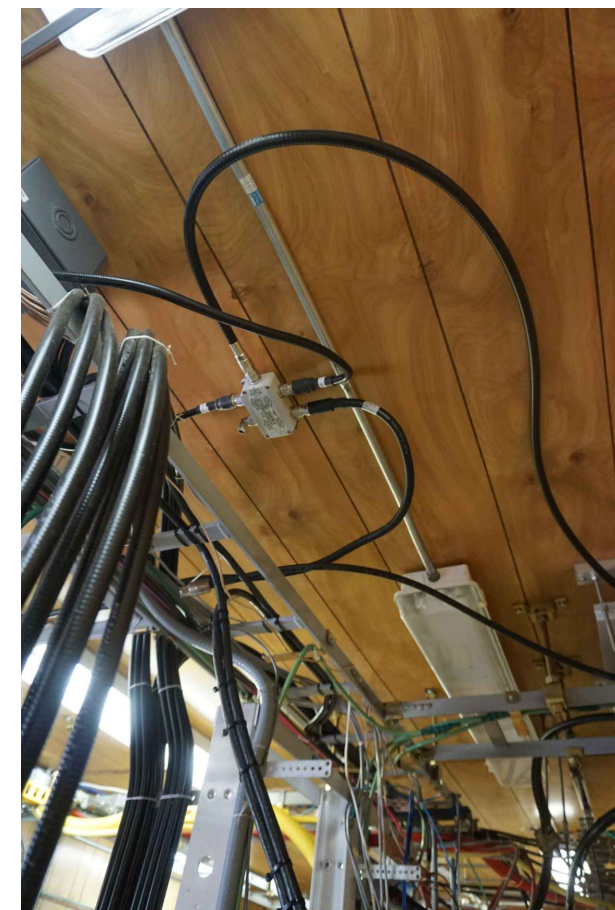
A1

PLAN / ELEVATION

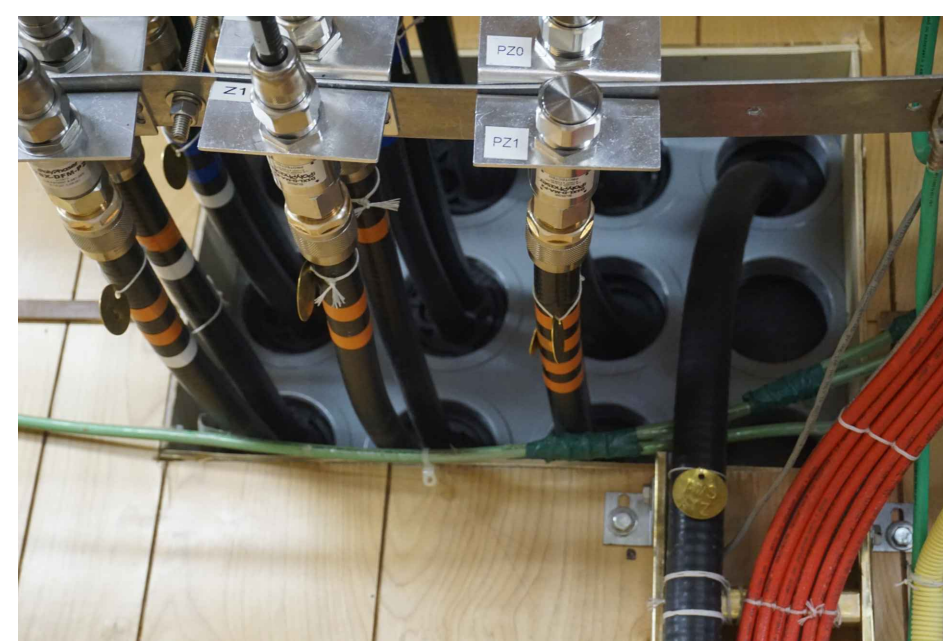
N.T.S.

POWER CABLE LENGTH						
FROM PDF TO (NEW) UHF EQUIPMENT RACK						
POWER	SECTOR	TYPE	LENGTH	QTY	TOTAL	
	N/A	DC PAIR	24'	1	24'	
COAXIAL CABLE LENGTHS						
FROM EQUIPMENT RACK TO ANTENNA						
ANTENNA JUMPERS	SECTOR	TYPE	SIZE	LENGTH	QTY	TOTAL
	UHF OMNI	LCF78	7/8"	120'	1	120'
					TOTAL	120'

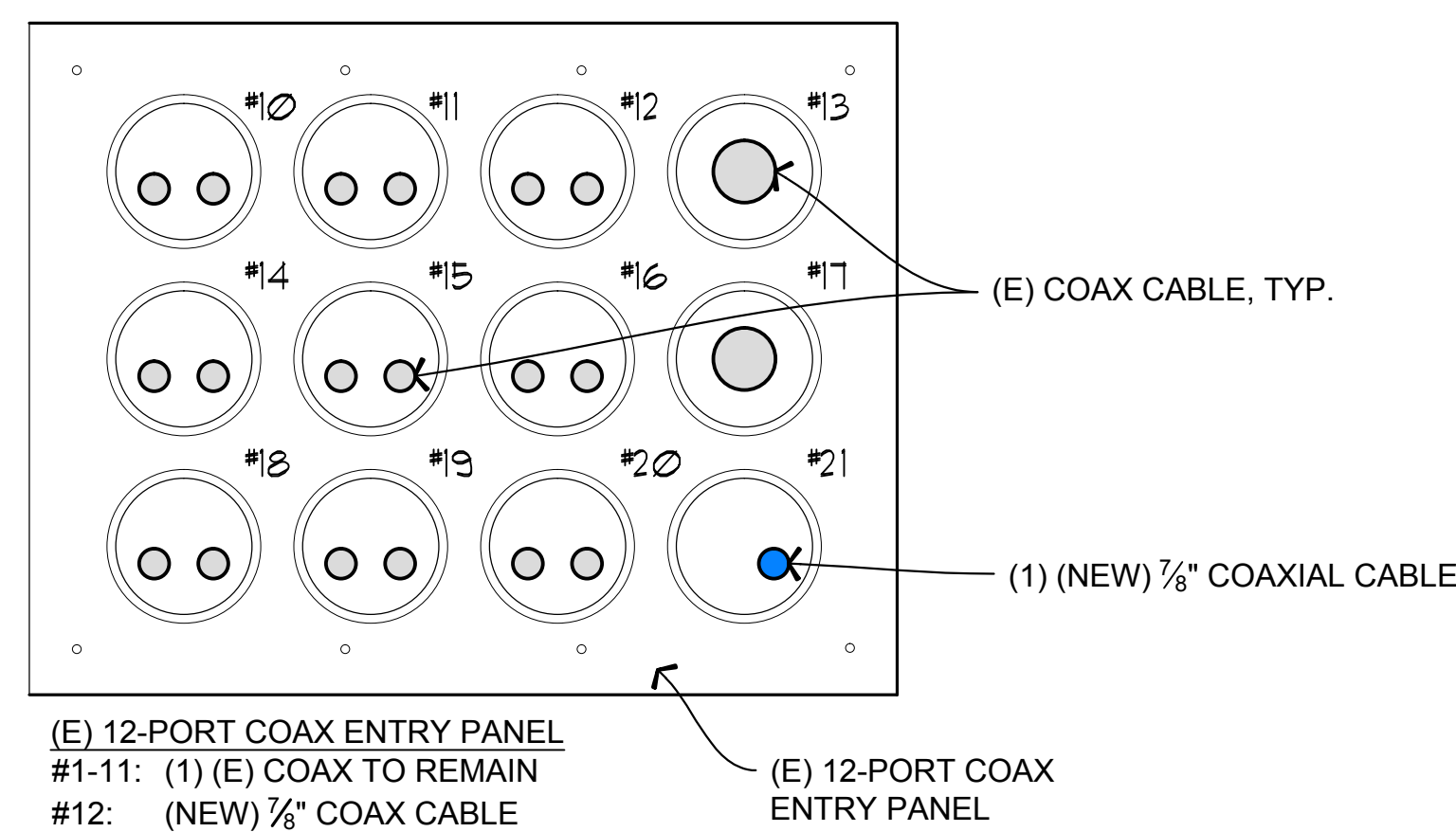
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Z2 CABLE SCHEDULES
N.T.S.



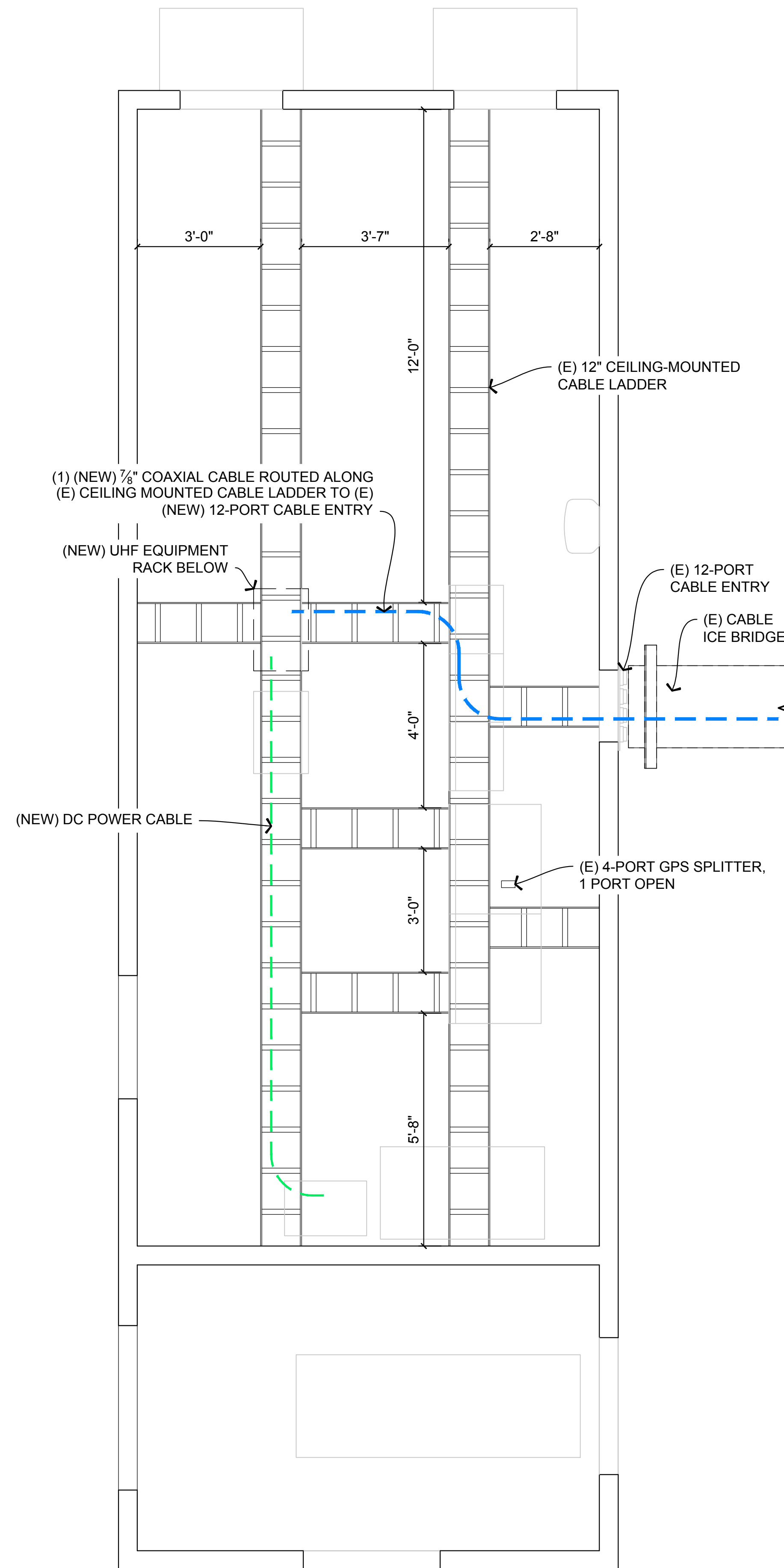
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A2 INTERIOR VIEW: GPS SPLITTER
SCALE: N.T.S.



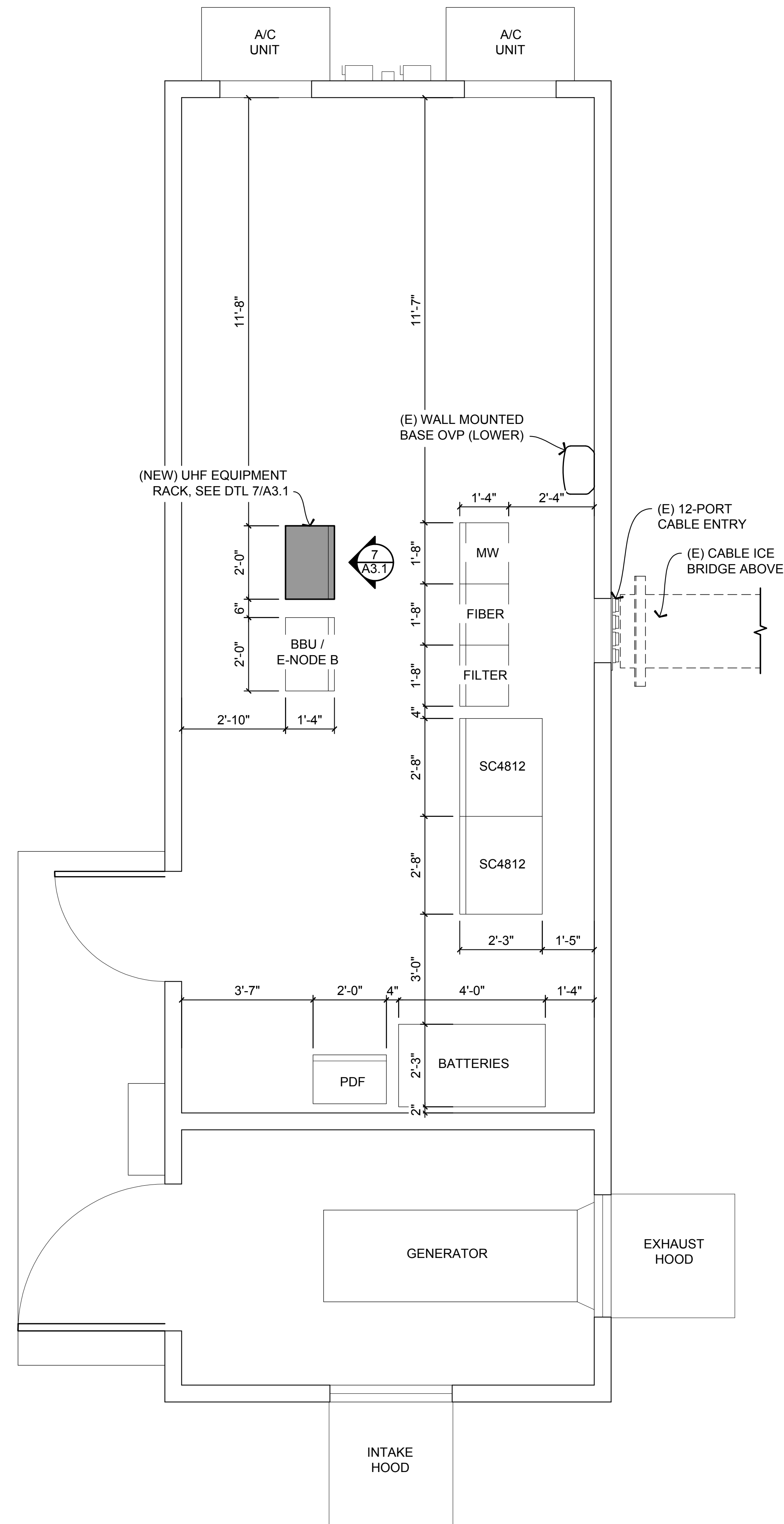
4
A2 INTERIOR VIEW: CABLE ENTRY
SCALE: N.T.S.



3
A2 CABLE ENTRY DIAGRAM
SCALE: N.T.S.



2
A2 RCP: CABLE LADDER
SCALE: 1/2" = 1'-0"



1
A2 EQUIPMENT PLAN
SCALE: 1/2" = 1'-0"

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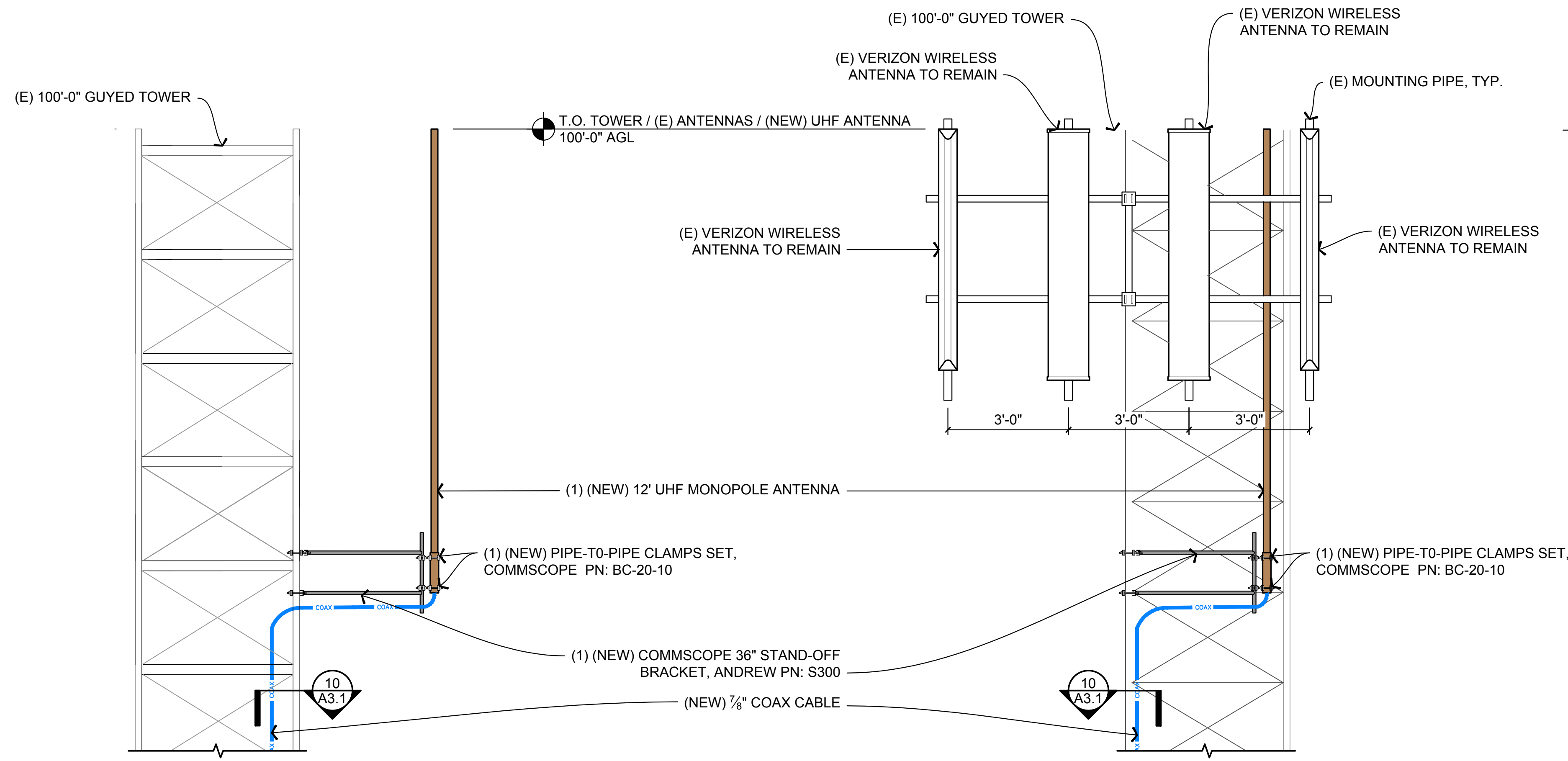
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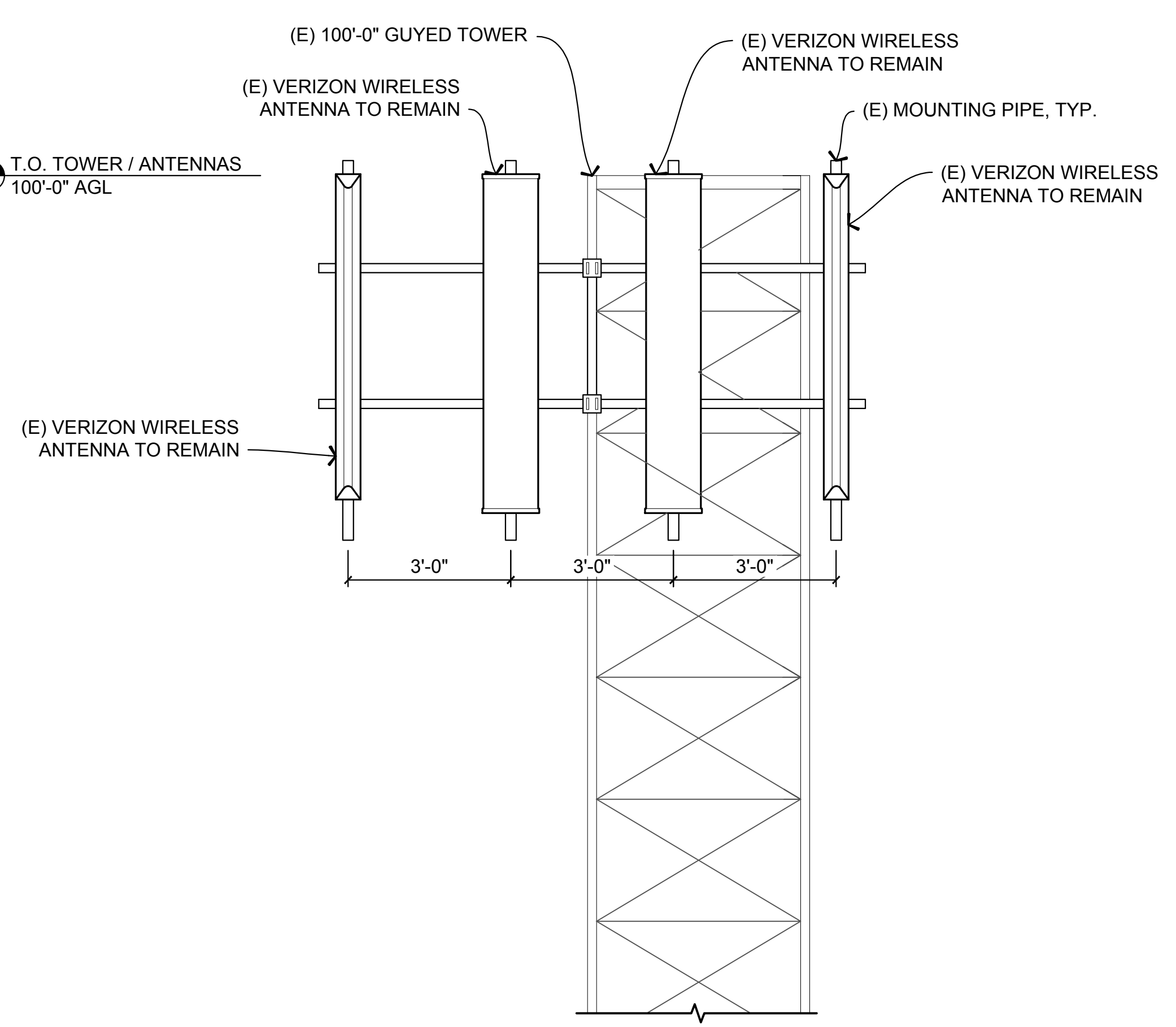
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SHELTER PLANS / CABLES

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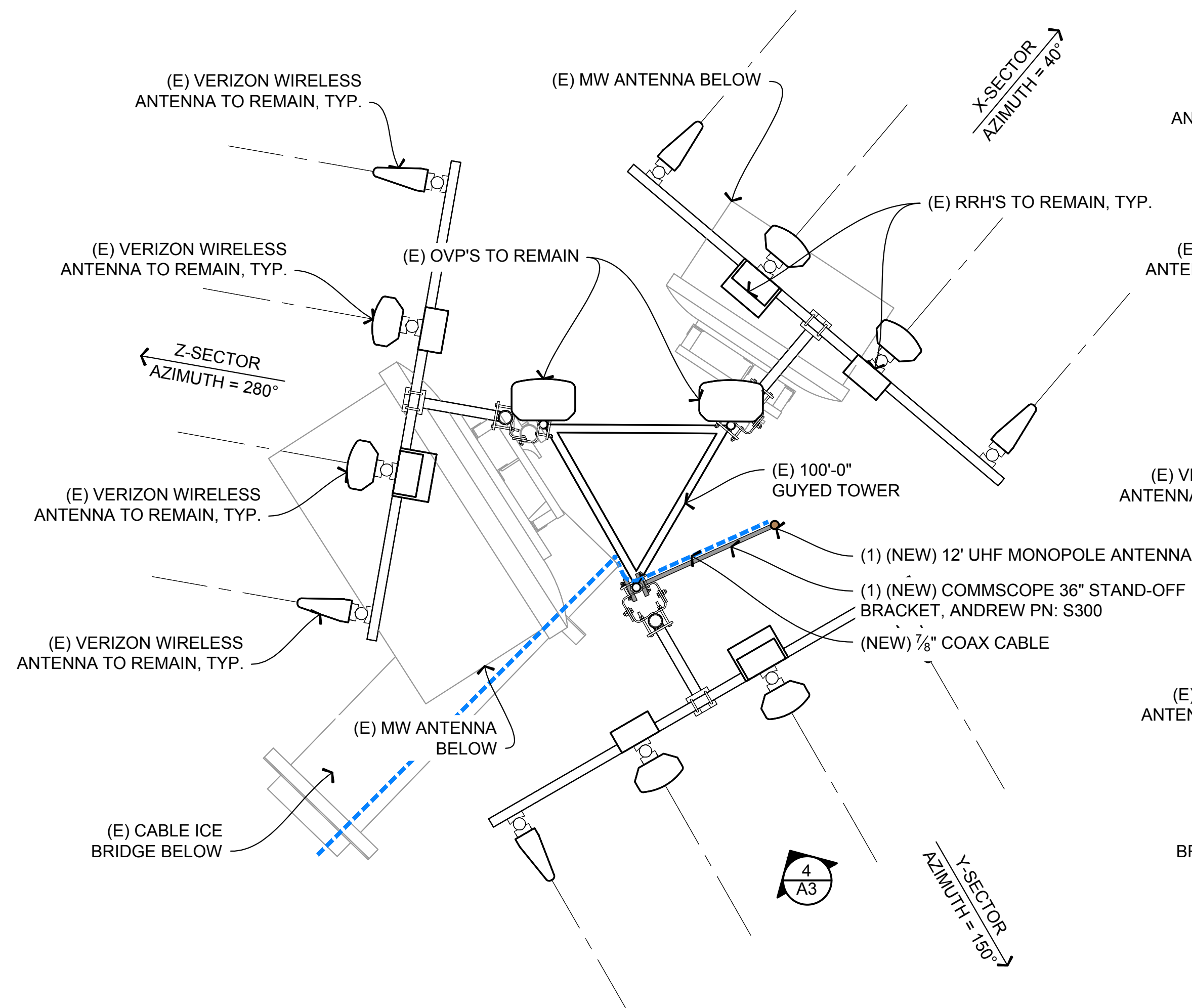


5
A3
UHF ANTENNA MOUNTING DETAIL
SCALE: 1/2" = 1'-0"
0 1' 2' 4'

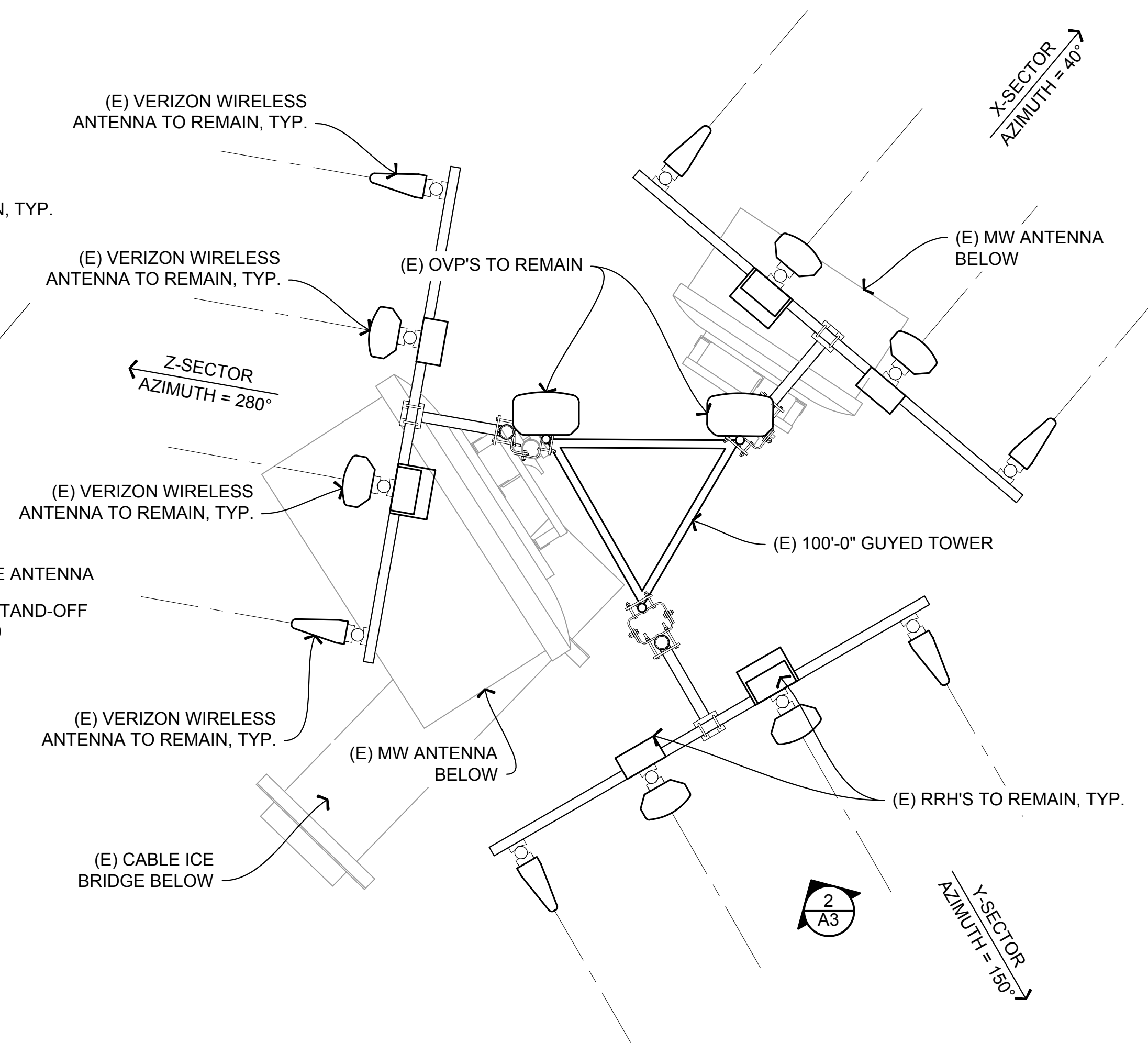
4
A3
(NEW) ANTENNA ELEVATION
SCALE: 1/2" = 1'-0"
0 1' 2' 4'



2
A3
(E) ANTENNA ELEVATION
SCALE: 1/2" = 1'-0"
0 1' 2' 4'



3
A3
(NEW) ANTENNA PLAN
SCALE: 1/2" = 1'-0"
0 1' 2' 4'



1
A3
(E) ANTENNA PLAN
SCALE: 1/2" = 1'-0"
0 1' 2' 4'

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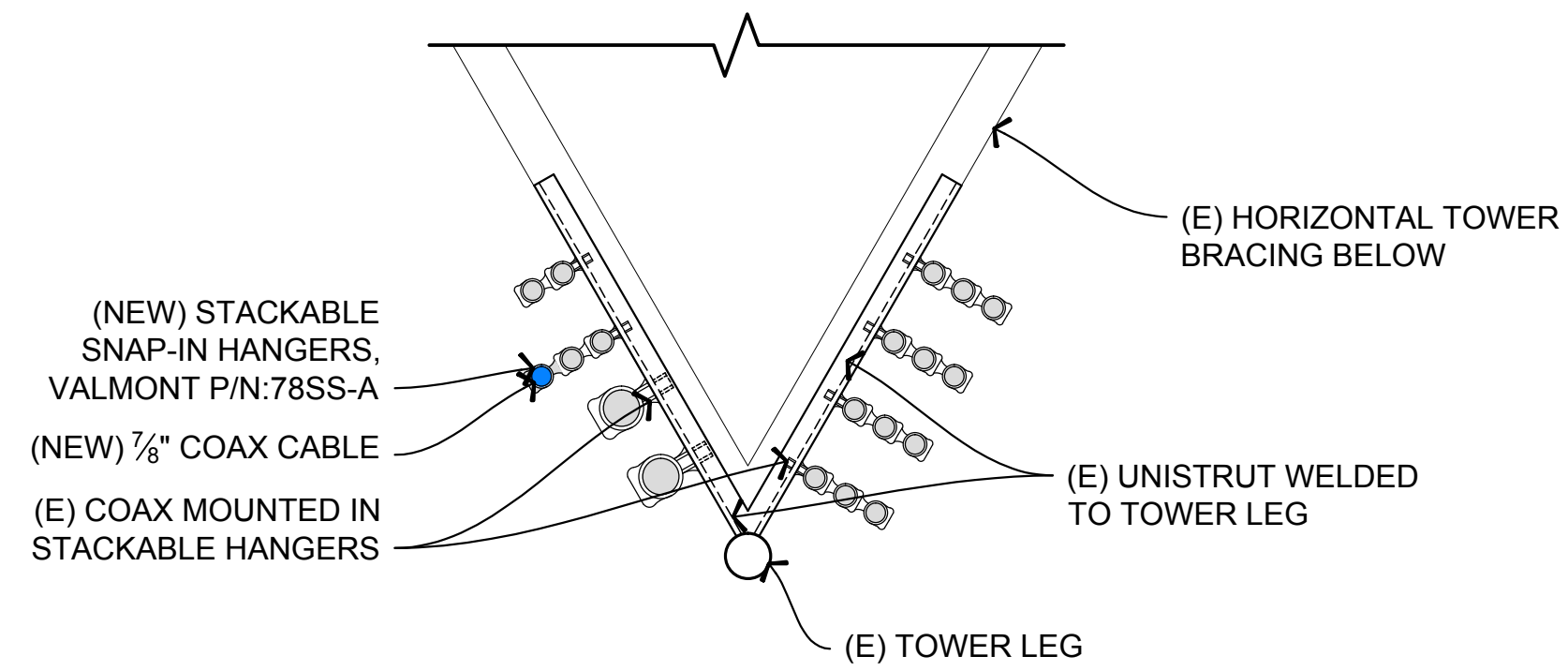
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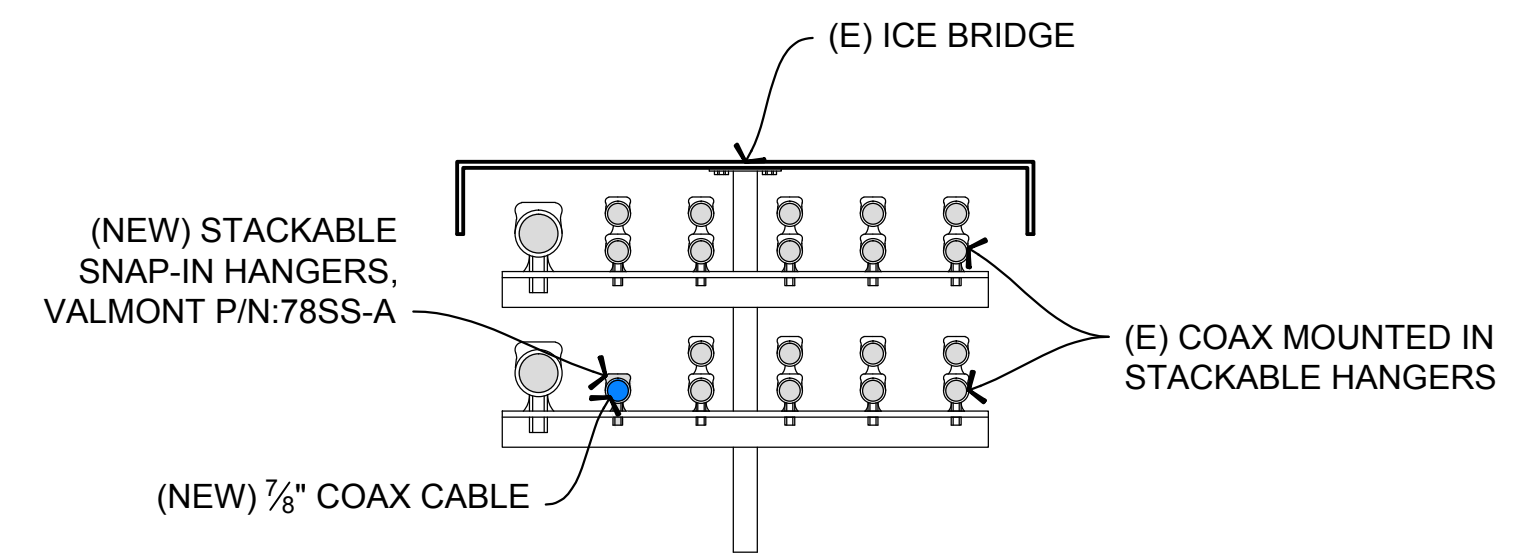
A3

SECTOR PLANS / ELEVATIONS

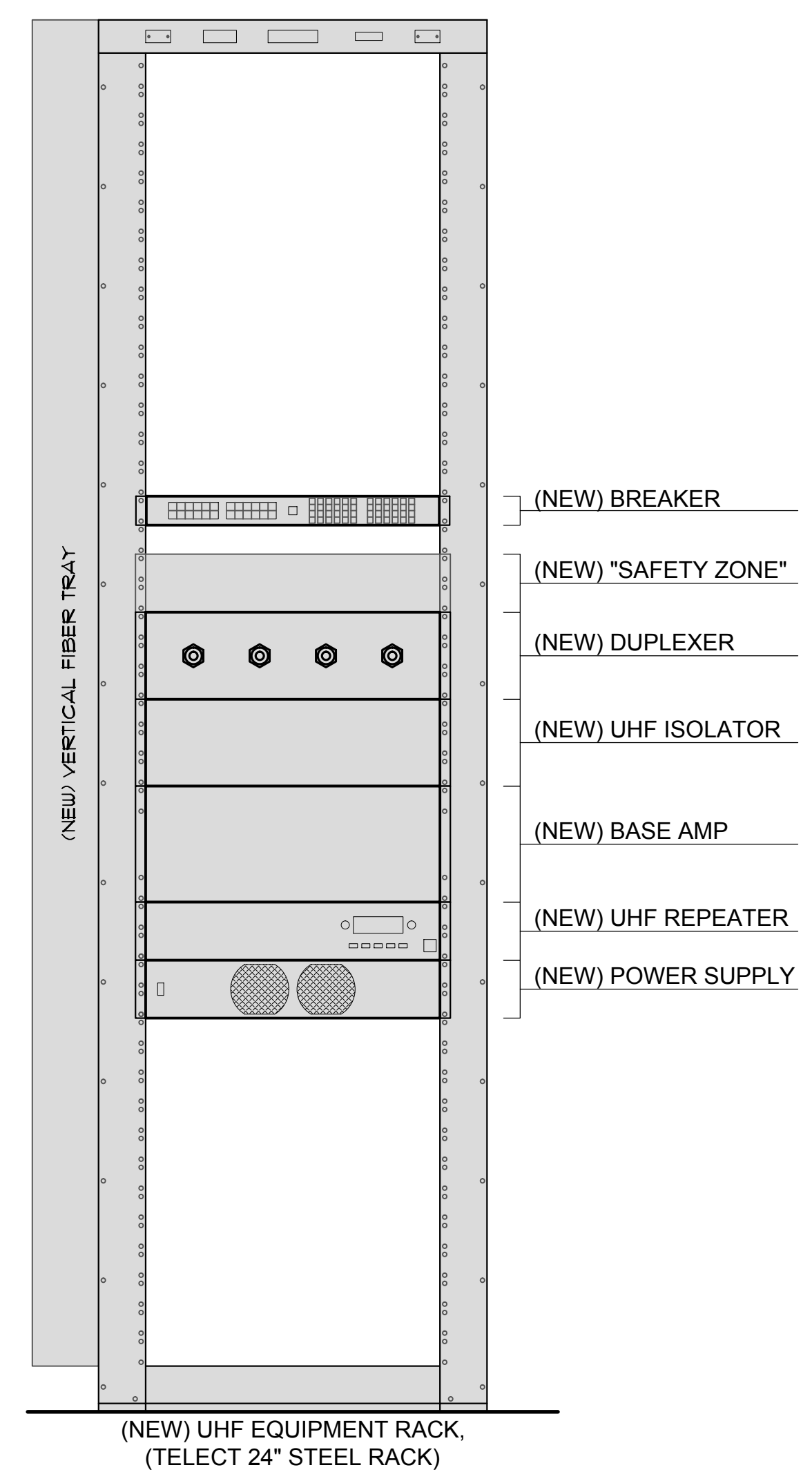
N.H.



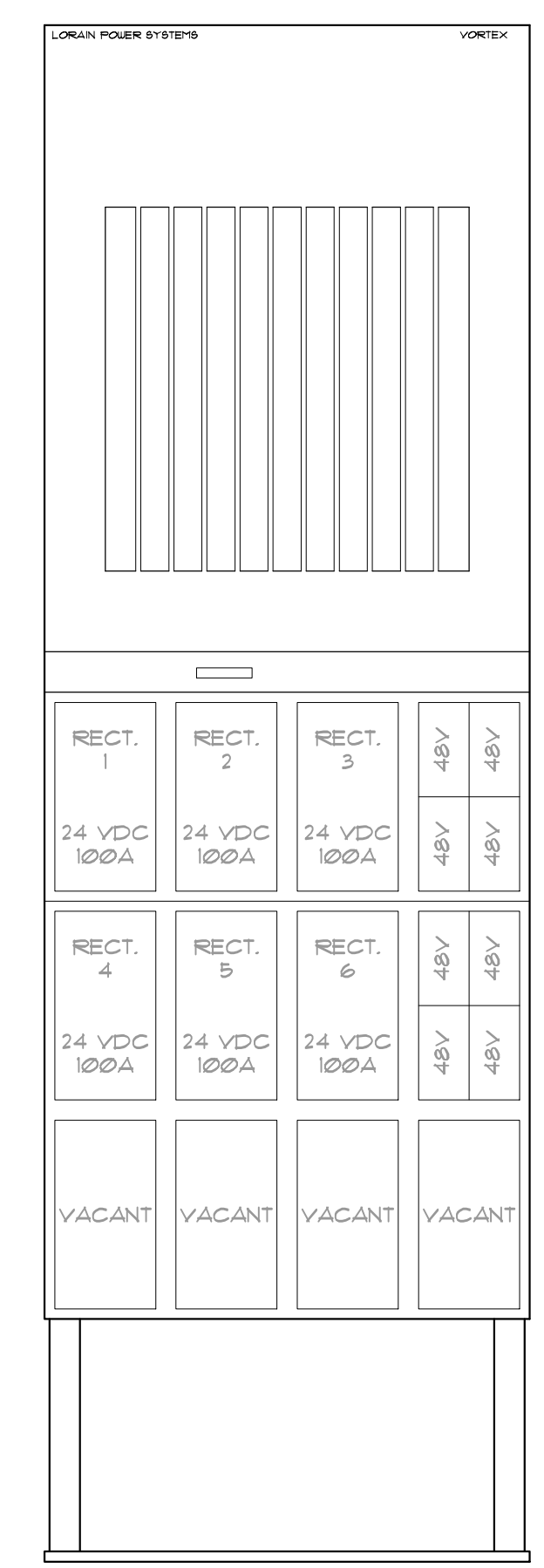
(NEW) VERTICAL CABLE LADDER DETAIL
 SCALE: 1-1/2" = 1'-0"



(NEW) CABLE ICE BRIDGE DETAIL
 SCALE: 1-1/2" = 1'-0"



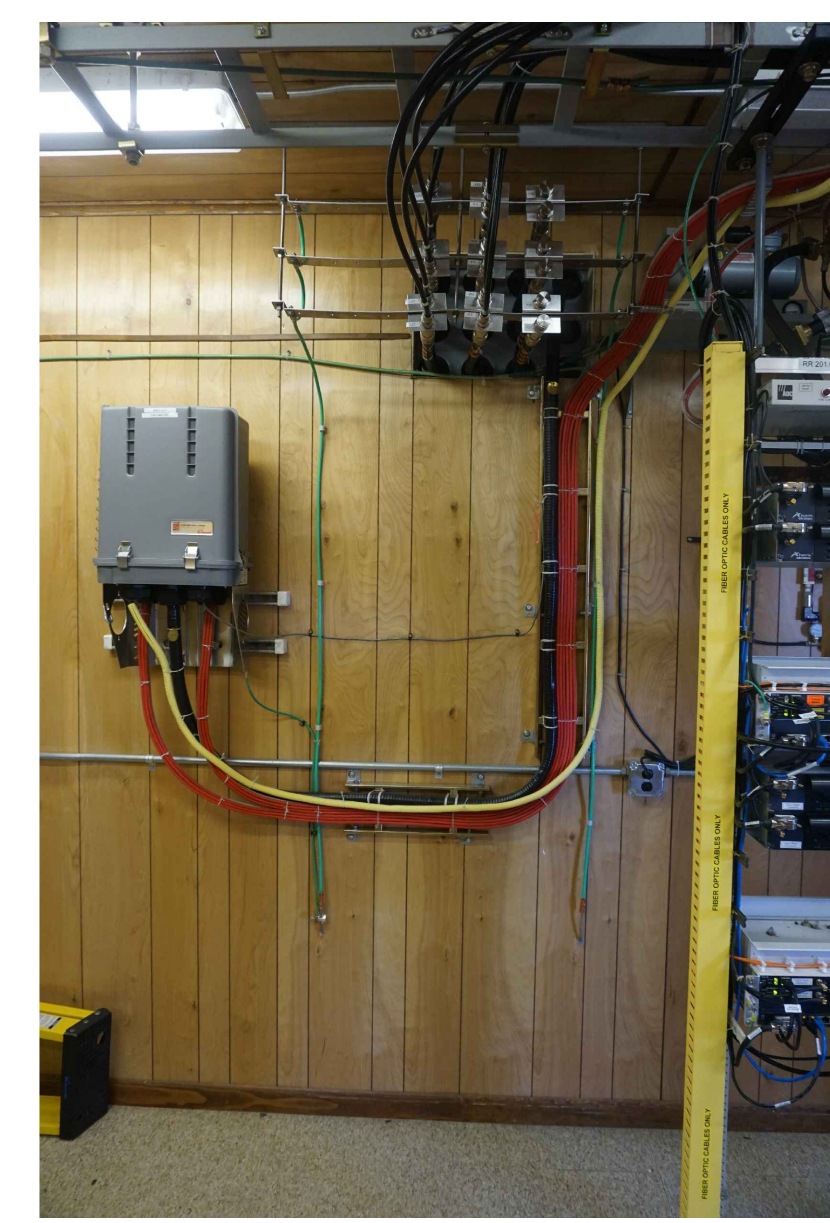
(NEW) UHF EQUIPMENT RACK
 SCALE: N.T.S.



POWER SUPPLY & BATTERY SYSTEM
 SCALE: N.T.S.
 LORAIN POWER SYSTEMS:
 (6) 24 VDC RECTIFIERS @ 130A
 (8) 48 VDC RECTIFIERS @ 10A
 LOAD = 238 A
 48V VDC BUS: (5) BREAKERS
 (3) EMPTY SLOTS
 BATTERY SYSTEM, FIAMM
 THREE (3) STACKS OF (4) CELLS
 BATTERY INSTALL DATE: 9.21.17



INTERIOR VIEW: E-NODE B/BBU RACK
 SCALE: N.T.S.



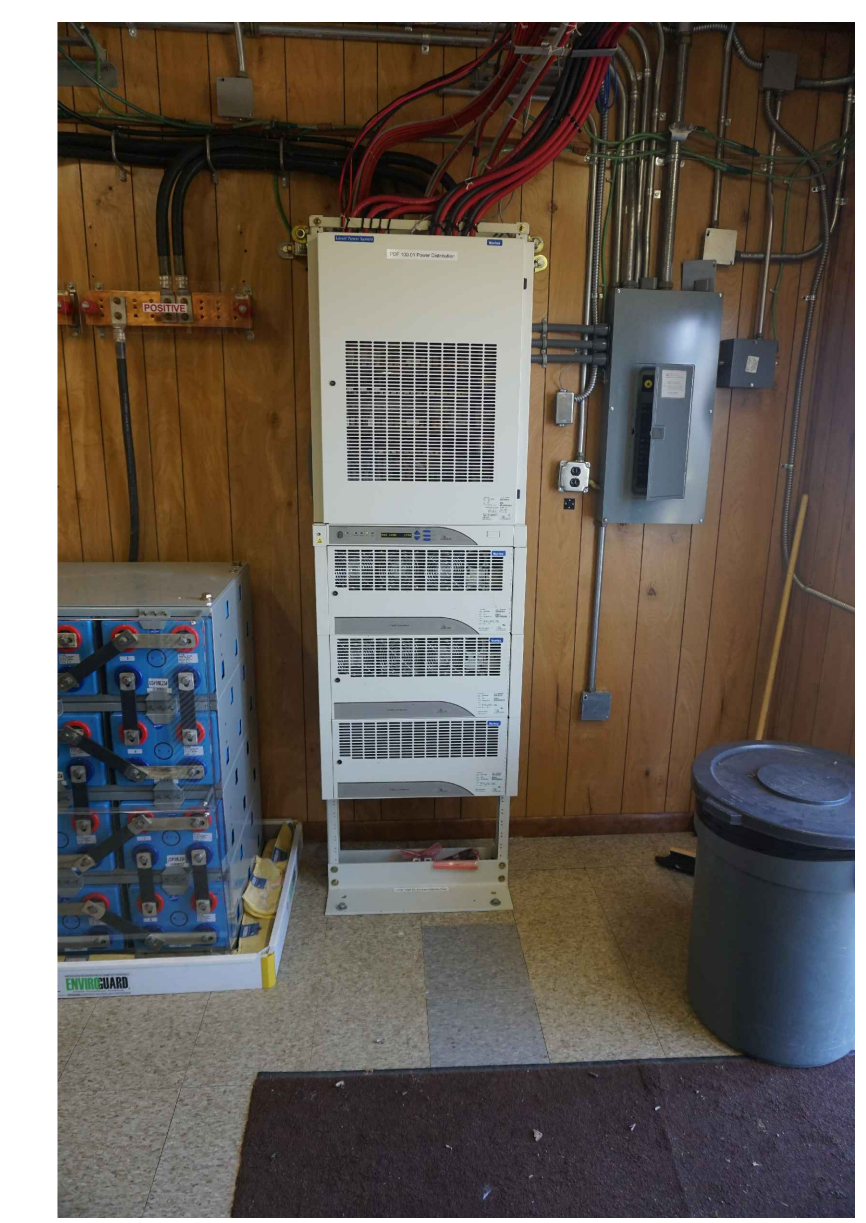
INTERIOR VIEW: BASE OVP (LOWER)
 SCALE: N.T.S.



INTERIOR VIEW: SC4812'S
 SCALE: N.T.S.



INTERIOR VIEW: MW & FIBER RACKS
 SCALE: N.T.S.



INTERIOR VIEW: PDF
 SCALE: N.T.S.



INTERIOR VIEW: BATTERIES
 SCALE: N.T.S.

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 146 Madison Street
 Denver, CO 80206
 303.388.2918

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CSP-CALHAN

CELL SITE
SMR-2WAY
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COUNTY OF EL PASO
 STATE OF COLORADO

Markup Summary

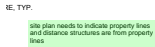
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Author: dsdnijkamp
Date: 5/23/2018 4:21:15 PM
Color: ■

This site plan should show the subject property and the location of all existing structures in relation to the property boundaries (provide dimensions to the closest property line). Please also show how you access this site. If access is taken from the adjacent lot, please provide a copy of the access easement.

5/23/2018 4:21:17 PM (1)



Subject: Text Box
Page Label: 3
Lock: Locked
Author: dsdseigny
Date: 5/23/2018 4:21:17 PM
Color: ■

site plan needs to indicate property lines and distance structures are from property lines

Markup Summary

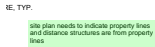
dsdnijkamp (1)



Subject: Text Box
Page Label: 2
Lock: Locked
Author: dsdnijkamp
Date: 5/23/2018 4:21:15 PM
Color: ■

This site plan should show the subject property and the location of all existing structures in relation to the property boundaries (provide dimensions to the closest property line). Please also show how you access this site. If access is taken from the adjacent lot, please provide a copy of the access easement.

dsdseigny (2)



Subject: Text Box
Page Label: 3
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Author: dsdseigny
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site plan needs to indicate property lines and distance structures are from property lines



Subject: Callout
Page Label: 1
Lock: Locked
Author: dsdseigny
Date: 5/24/2018 10:05:31 AM
Color: ■

Zoning is A-35