

ZONING INFORMATION		
DISTRICT: COMMERCIAL (OBSOLETE) (C1)		
MIN AREA:	REQUIRED:	EXISTING:
MAX HEIGHT:	N/A	35.49 ACRE
MIN FRONTAGE:	N/A	65' A.G.L.
MIN DEPTH:	N/A	N/A
MIN FRONT YARD SETBACK:	65'	184'±
MIN SIDE YARD SETBACK:	65'	89'±
MIN REAR YARD SETBACK:	65'	187'±

NOTES:

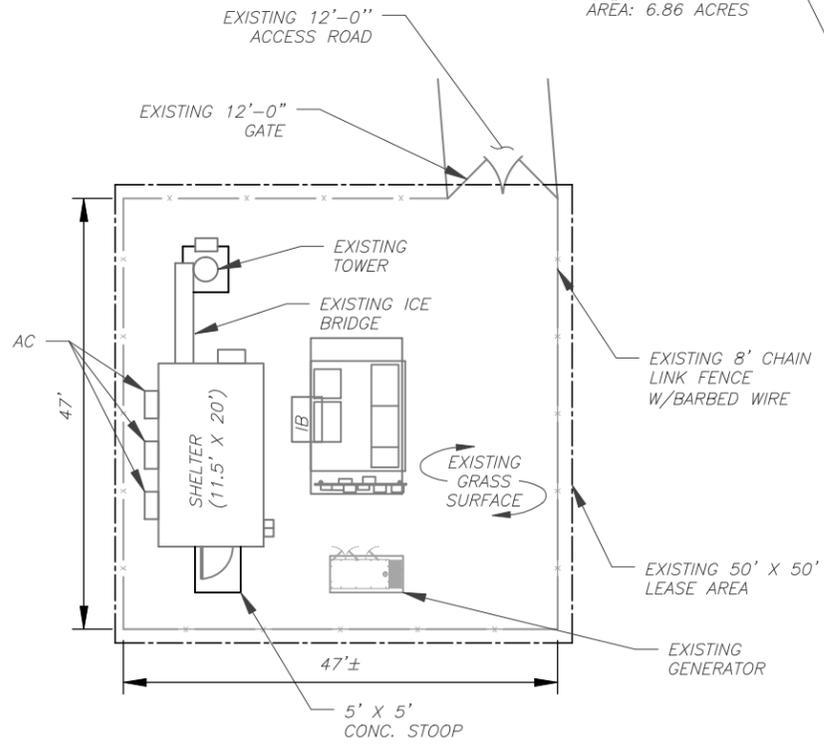
- THIS SET OF DRAWINGS IS INTENDED TO DEPICT EXISTING SITE CONDITIONS ONLY. THE PROJECT WILL NOT RESULT IN ANY PROPOSED WORK.
- FIELD SURVEY DATE: 04/08/2003
- BOUNDARY INFORMATION OBTAINED FROM EL PASO COUNTY GIS MAP AND SURVEY PLAN DATED 04/08/2003 BY R.E HEINZ LAND SURVEYOR.



INTERSTATE 25 PROPERTIES LTD
PARCEL #: 7102300001
35.49 ACRES

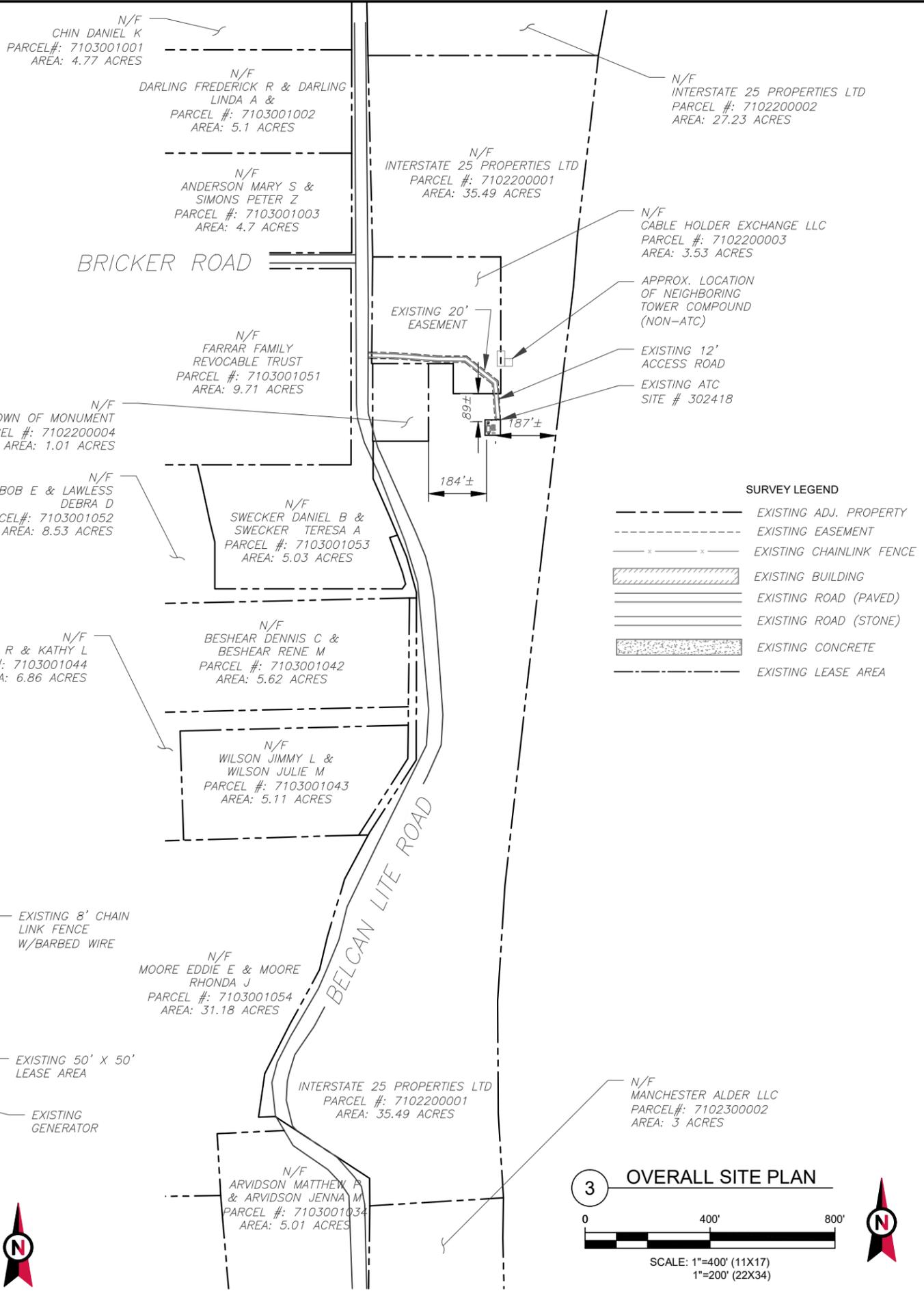
APPROX. LOCATION OF NEIGHBORING TOWER COMPOUND (NON-ATC)

EXISTING ATC SITE # 302418



2 DETAILED SITE PLAN

SCALE: 1"=20' (11X17)
1"=10' (22X34)



3 OVERALL SITE PLAN

SCALE: 1"=400' (11X17)
1"=200' (22X34)

AMERICAN TOWER®
ATC TOWER SERVICES, LLC
3500 REGENCY PARKWAY
SUITE 100
CARY, NC 27518
PHONE: (919) 468-0112

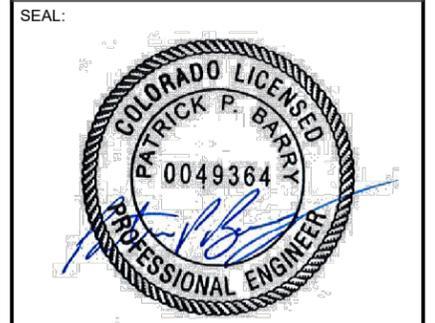
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REV.	DESCRIPTION	BY	DATE
△	PER PERMITTING	JN	01/04/17
△	PER JURISDICTION	JDC	06/02/17
△			
△			

ATC SITE NUMBER:
302418

ATC SITE NAME:
MONUMENT CO

SITE ADDRESS:
20017 BEACON LITE ROAD
MONUMENT, CO 80132



Aug 25 2017 12:35 PM **cosign**

DRAWN BY:	JN
APPROVED BY:	PPB
DATE DRAWN:	01/04/17
ATC JOB NO:	11929392

SITE PLAN

SHEET NUMBER:
C-101

REVISION:
1

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REV.	DESCRIPTION	BY	DATE
0	PER PERMITTING	JN	01/04/17
1	PER JURISDICTION	JDC	06/02/17
2	UPDATE TOWER ELEVATION	JDC	06/06/17
3	PER COMMENTS	JDC	06/09/17
4	UPDATE TOWER ELEVATION	JDC	08/14/17

ATC SITE NUMBER:

302418

ATC SITE NAME:

MONUMENT CO

SITE ADDRESS:

20017 BEACON LITE ROAD
 MONUMENT, CO 80132

SEAL:



Aug 25 2017 12:35 PM 

DRAWN BY:	JN
APPROVED BY:	PPB
DATE DRAWN:	01/04/17
ATC JOB NO:	11929392

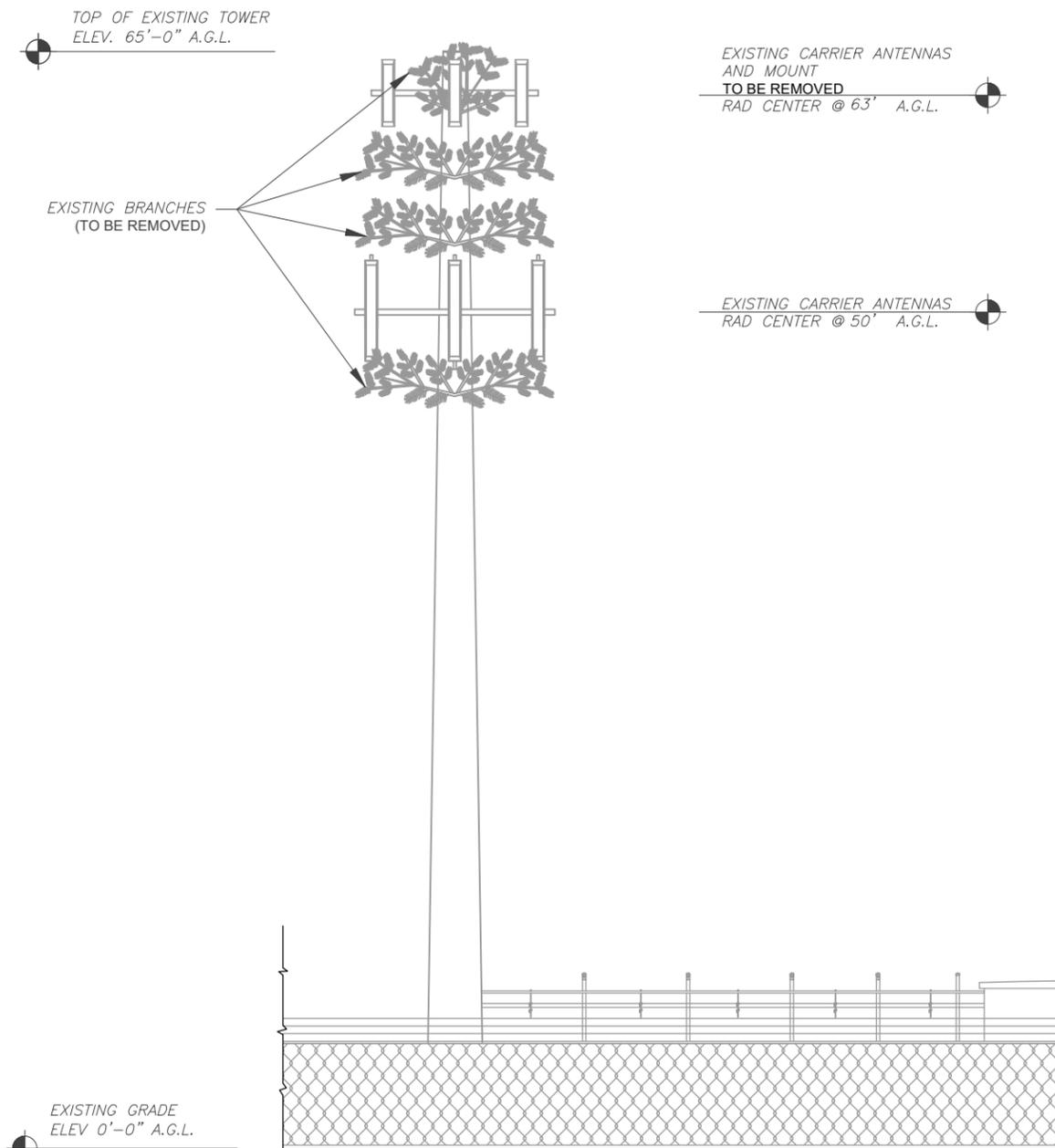
TOWER ELEVATION

SHEET NUMBER:

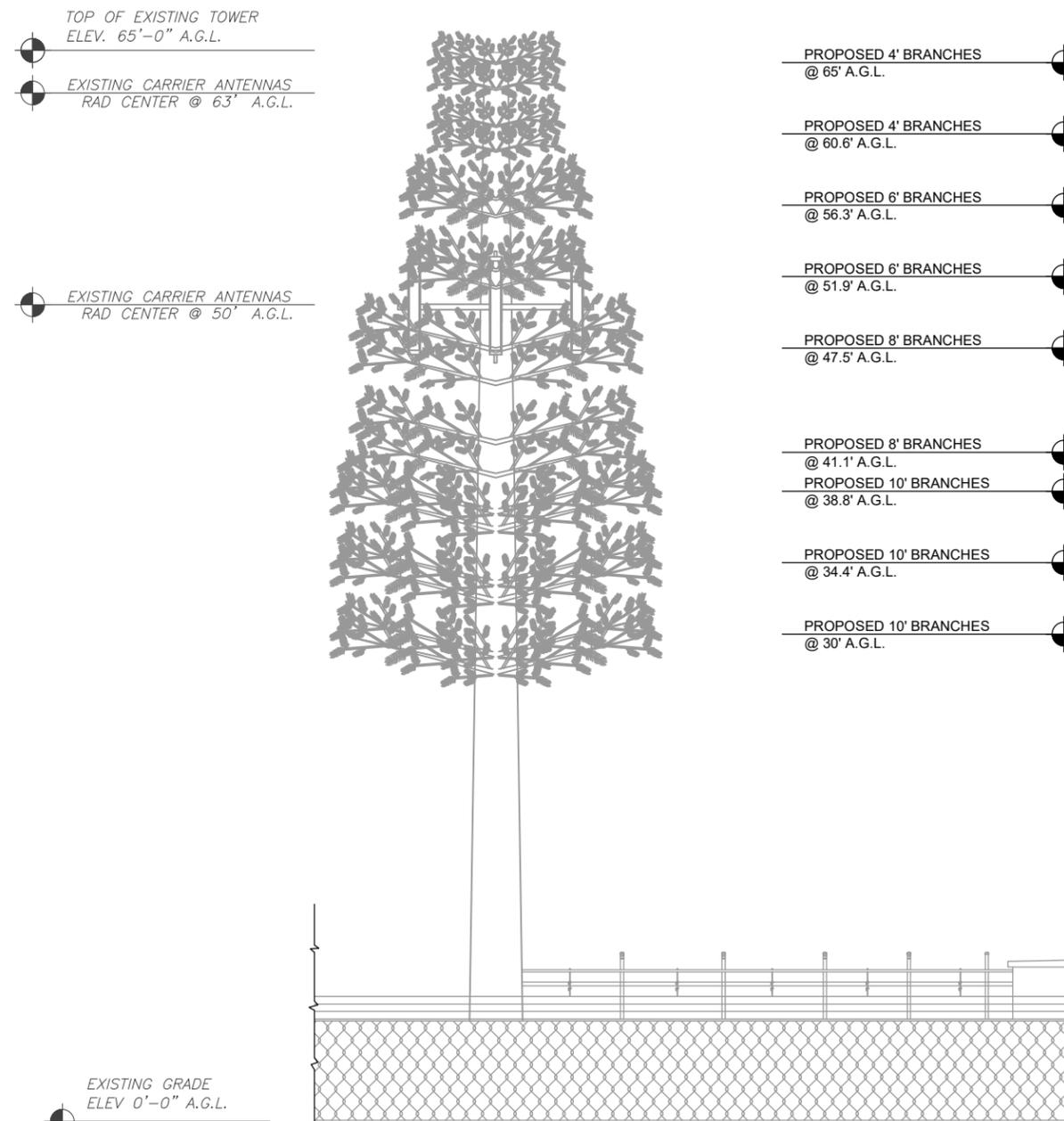
C-201

REVISION:

4



1 EXISTING TOWER ELEVATION
 SCALE: NOT TO SCALE



2 PROPOSED TOWER ELEVATION
 SCALE: NOT TO SCALE

NOTES:
 PROPOSED TOWER ELEVATION SHOWN FOR ILLUSTRATION PURPOSES ONLY
 ACTUAL VOLUME AND SPACING OF FOLIAGE VARIES BY MANUFACTURER.

CAUTION



Beyond this point:
Radio frequency fields at this site may exceed FCC rules for human exposure.

For your safety, obey all posted signs and site guidelines for working in radio frequency environments.

In accordance with Federal Communications Commission rules on radio frequency emissions 47 CFR 1.1307(b)

NO TRESPASSING

ATC CAUTION AND NO TRESPASSING SIGN

WARNING



Beyond this point:
Radio frequency fields at this site may exceed FCC rules for human exposure.

For your safety, obey all posted signs and site guidelines for working in radio frequency environments.

In accordance with Federal Communications Commission rules on radio frequency emissions 47 CFR 1.1307(b)

ATC RF WARNING AND FCC NUMBER SIGN

FCC TOWER REGISTRATION #
Posting of sign required by law

ATC STAND-ALONE FCC TOWER REGISTRATION SIGN



EXISTING SIGNAGE PHOTO

NOTICE

GUIDELINES FOR WORKING IN RADIOFREQUENCY ENVIRONMENTS

- All personnel should have electromagnetic energy (EME) awareness training.
- All personnel entering this site must be authorized.
- Obey all posted signs.
- Assume all antennas are active.
- Before working on antennas, notify owners and disable appropriate transmitters.
- Maintain minimum 3 feet clearance from all antennas.
- Do not stop in front of antennas.
- Use personal RF monitors while working near antennas.
- Never operate transmitters without shields during normal operation.
- Do not operate base station antennas in equipment room.

ATC RF PROGRAM NOTICE SIGN

AMERICAN TOWER®
ATC TOWER SERVICES, LLC
3500 REGENCY PARKWAY
SUITE 100
CARY, NC 27518
PHONE: (919) 468-0112

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ATC SITE NAME:
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SITE ADDRESS:
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MONUMENT, CO 80132



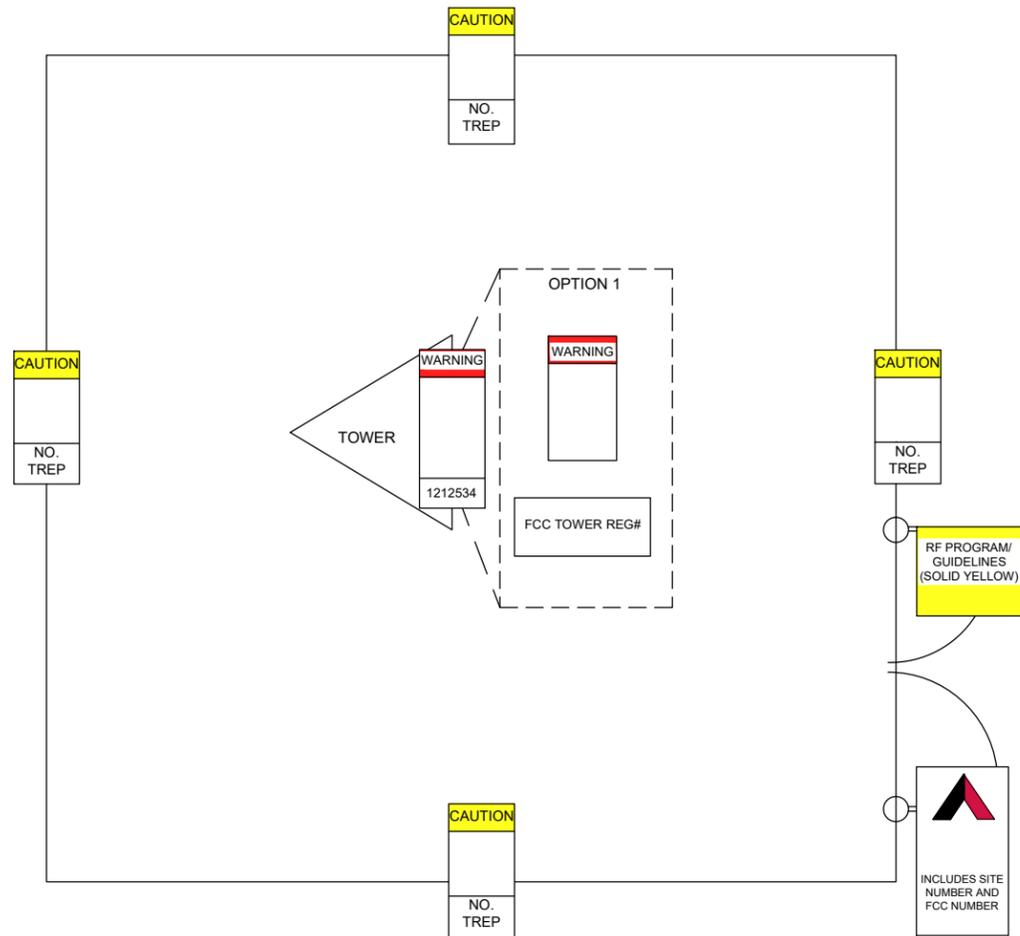
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DRAWN BY:	JN
APPROVED BY:	PPB
DATE DRAWN:	01/04/17
ATC JOB NO:	11929392

SIGNAGE

SHEET NUMBER: **C-501** REVISION: **0**

A "NO TRESPASSING" SIGN MUST BE POSTED A MINIMUM OF EVERY 50'.



THERE MUST BE AN ATC SIGN WITH SITE INFORMATION AND FCC REGISTRATION NUMBER AT BOTH THE ACCESS ROAD GATE (GATE OFF OF MAIN ROAD, IF APPLICABLE) AND COMPOUND FENCE (IF NO COMPOUND FENCE, THEN IN A CONSPICUOUS PLACE UPON DRIVE UP). IN ADDITION, PLEASE LOOK AT DIAGRAM FOR ALL ADDITIONAL SIGNS REQUIRED.

OPTION 1 MAY BE USED TO POST TOWER REGISTRATION NUMBERS AT THE BASE OF THE TOWER IF A WARNING SIGN DOES NOT HAVE SPACE FOR THE TOWER REGISTRATION NUMBER.

IMPORTANT: FOR ANY ATC SIGN THAT DOES NOT MEET THE ATC SPECIFICATION FOR SIGNAGE (I.E., SHARPIE/PAINT PEN, WORN LABELS, ETC.), BRING IT INTO COMPLIANCE (RE-WRITE IF WORN) AND FLAG FOR REPLACEMENT ASAP WITH THE APPROPRIATE PERMANENT SIGN (YOU CAN ORDER THESE THROUGH THE WAREHOUSE).

ONLY LABELS PRINTED BY A ZEBRA LABEL PRINTER WILL BE ACCEPTED.

AMERICAN TOWER

SITE NAME : MONUMENT, CO
SITE NUMBER : 302418
FCC REGISTRATION # : NOT REQUIRED

FOR LEASING INFORMATION: 877-282-7483
877-ATC-SITE

FOR EMERGENCIES CALL: 877-518-6937
877-51-TOWER

NO TRESPASSING

www.americantower.com

POSTING OF THIS SIGNAGE REQUIRED BY LAW

ATC SITE SIGN

REPLACEMENT OF SIGNAGE:

AS SIGNAGE BECOMES STOLEN, DAMAGED, BRITTLE OR FADED, IT SHOULD BE REPLACED WITH SIGNAGE PER THIS SPECIFICATION. ANY ACQUIRED SITE SHOULD HAVE NEW SIGNS POSTED WITHIN 60 DAYS UNLESS OTHERWISE SPECIFIED. ANY SITE SOLD SHOULD HAVE THE ATC SIGNS REMOVED WITHIN 30 DAYS UNLESS OTHERWISE SPECIFIED. ALL FCC OR REGULATORY SIGNAGE MUST BE INSTALLED OR REPLACED AS REQUIRED TO MEET OUR STANDARD. SIGNS SHOULD BE REPLACED ON NORMAL, QUARTERLY MAINTENANCE VISITS BY CONTRACTORS OR SITE MANAGERS, UNLESS OTHERWISE REQUIRED ON A CASE-BY-CASE BASIS.

NOTE:

EXTERIOR SIGNS ARE NOT PROPOSED EXCEPT AS REQUIRED BY THE FCC. ALL EXISTING SIGNAGE AND ANY FUTURE SIGNAGE WILL BE COMPLIANT WITH STATUTE 164-43.4 NO HIGH-VOLTAGE SIGNAGE IS NECESSARY. NO HIGH-VOLTAGE EQUIPMENT PRESENT.