



June 14, 2017

El Paso County
Development Services Department
2880 International Circle, Suite 110
Colorado Springs, CO 80910

RE: LETTER OF INTENT-COMMERCIAL SITE DEVELOPMENT PLAN APPLICATION

Tower Owner: Spectrasite Communications LLC
c/o American Tower
10 Presidential Way
Woburn, MA 01801

Applicant: Tanner Young on behalf of American Tower
22431 Antonio Parkway
Suite B160-234
Rancho Santa Margarita, CA 92688

Dear Planning Staff:

The Derna Group is representing SpectraSite Communications, LLC ("American Tower") in the application process for a Commercial Site Development Plan requesting the approval to continue operations of an existing Wireless Communications Facility ("Facility"). The Facility was approved by El Paso County Resolution No. 03-264, which authorized a Use Subject to Special Review for a 75' Stealth (tree pole) communications tower and associated equipment boxes. The approval does not provide for an expiration period; however, does provide that the approval is subject to a 10-year review.

Over the course of operations from the original installation to present, the tower has become weathered and its appearance no longer meets the intent of the original approval allowing a stealth tower. As such, American Tower is submitting this application requesting approval to bring the Facility back to its intended stealth design and continue operations.

To bring the Facility back into compliance with the intent of the original approval and the current El Paso County Land Development Code, American Tower is proposing to replace all damaged and missing branches as well as add branches to areas of the tower lacking in branch coverage. By doing so the tower will be more natural in appearance and better blend with the surrounding environment. The original approval allowed for a tower height of the 75', though the tower's current height is only 65', putting the tower in compliance with the allowed height. The Facility also meets current setback requirements as outlined in the LDC. The Facility is setback more than 250' from the nearest property zoned for residential use (410') and is setback 90' from the nearest property line.

American Tower respectfully request the acceptance of this application for a Commerical Site Development Plan. As outlined above, after the proposed tower upgrades the Facility will be in compliance with all applicable standards for a Free Standing CMRS per the El Paso County LDC, as well as the Conditions placed on Facility by El Paso County Resolution No. 03-264. Included with this letter are the following materials:

1. Application Form
2. Site Plans and Elevation Drawings
3. Coverage Maps
4. Photo Simulations
5. Lease Agreement

I would like to thank you for your time and efforts in reviewing this application and look forward to any feedback you may have.

Sincerely,

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