

LOCATION MAP

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THE FOLLOWING:

1. INTERNATIONAL BUILDING CODE (2015 EDITION)
2. INTERNATIONAL CODE COUNCIL
3. ANSI/TIA/EIA-222-G
4. NATIONAL ELECTRIC CODE (2014 EDITION)
5. LOCAL BUILDING CODE
6. PIKES PEAK REGIONAL BUILDING CODE (2017 EDITION)
7. WIND SPEEDS UNDER THE 2009 IBC: 100 MILES PER HOUR (3-SECOND GUST)
8. SEISMIC: $S_s = 18.5$, $S_1 = 5.9$
9. FOUNDATION STANDARD: ACI 318
10. FROST DEPTH: MINIMUM 30 INCHES BELOW FINISHED GRADE
11. SNOW LOADS: 30 PSF

CODE COMPLIANCE

CONSTRUCTION OF A TELECOMMUNICATION FACILITY, CONSISTING OF ANTENNAS & ASSOCIATED APPURTENANCES IN A PROPOSED CONCEALMENT TOWER, & SERVICE EQUIPMENT. NO WATER OR SEWER IS REQUIRED.

1. FACILITY DESIGNED IN ACCORDANCE WITH EL PASO COUNTY BUILDING CODE.
2. THIS IS AN UNMANNED FACILITY WHICH WILL NOT REQUIRE ANY WATER OR SEWER FACILITIES.
3. TRAFFIC WILL CONSIST ONLY OF MAINTENANCE PERSONNEL, VISITING THE SITE APPROXIMATELY TWICE A MONTH.

PROJECT DESCRIPTION

SITE NAME: FOUNTAIN VALLEY
PROJECT DESCRIPTION: PROPOSED TELECOMMUNICATION FACILITY
STRUCTURE TYPE: 70' TALL FAUX WATER TOWER
PROPERTY ADDRESS: FONTAINE BLVD. & GOLDFIELD DR.
COLORADO SPRINGS, CO 80911
(EL PASO COUNTY)
JURISDICTION: EL PASO COUNTY
AREA OF CONSTRUCTION: 2,500 ± SQ. FT. (LEASE AREA)
PARCEL ID: 5500000164
ZONING: A-5 - AGRICULTURAL
ACREAGE: 624.18

PROJECT INFORMATION

TOWER OWNER:
NAME: HORIZON TOWER, LLC
CONTACT: SUZIE DENSMORE
PHONE: (925) 314-1113 x243
SITE APPLICANT:
NAME: Q3 CONSULTING, INC.
CONTACT: MARK PAIZ
PHONE: (720) 925-5103
SURVEYOR:
NAME: ALTURA LAND CONSULTANTS
ADDRESS: 6551 REVERE PARKWAY, STE 165
CITY, STATE, ZIP: CENTENNIAL, CO 80111
CONTACT: JESUS LUGO, PLS
PHONE: (720) 488-1303
LEAD ENGINEER:
NAME: TOWER ENGINEERING PROFESSIONALS
ADDRESS: 500 E 84TH AVE, SUITE C10
CITY, STATE, ZIP: THORNTON, CO 80229
CONTACT: NICHOLAS M. CONSTANTINE, P.E.
PHONE: (303) 566-9914
PROPERTY OWNER:
NAME: FOUNTAIN VALLEY SCHOOL
ADDRESS: 6155 FOUNTAIN VALLEY SCHOOL RD.
CITY, STATE, ZIP: COLORADO SPRINGS, CO 80911

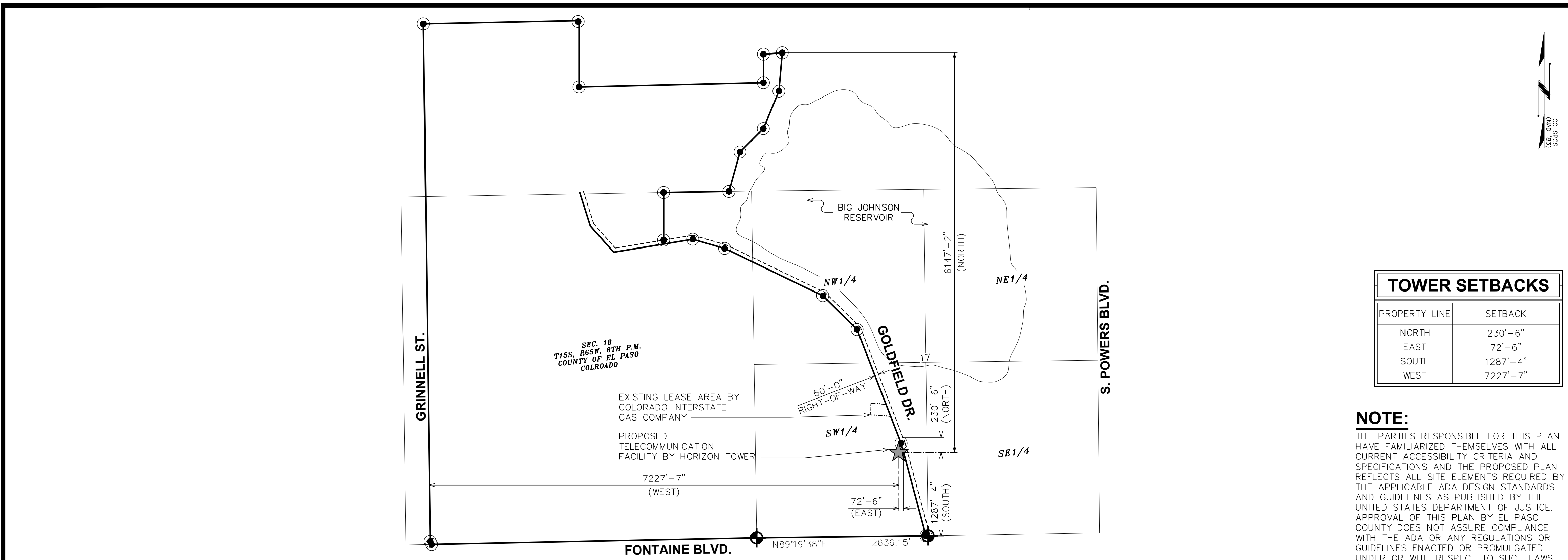
CONTACT INFORMATION

FOUNTAIN VALLEY CO4714T- NEW BUILD

FONTAINE BLVD. & GOLDFIELD DR.

COLORADO SPRINGS, CO 80911

(EL PASO COUNTY)



AREA MAP

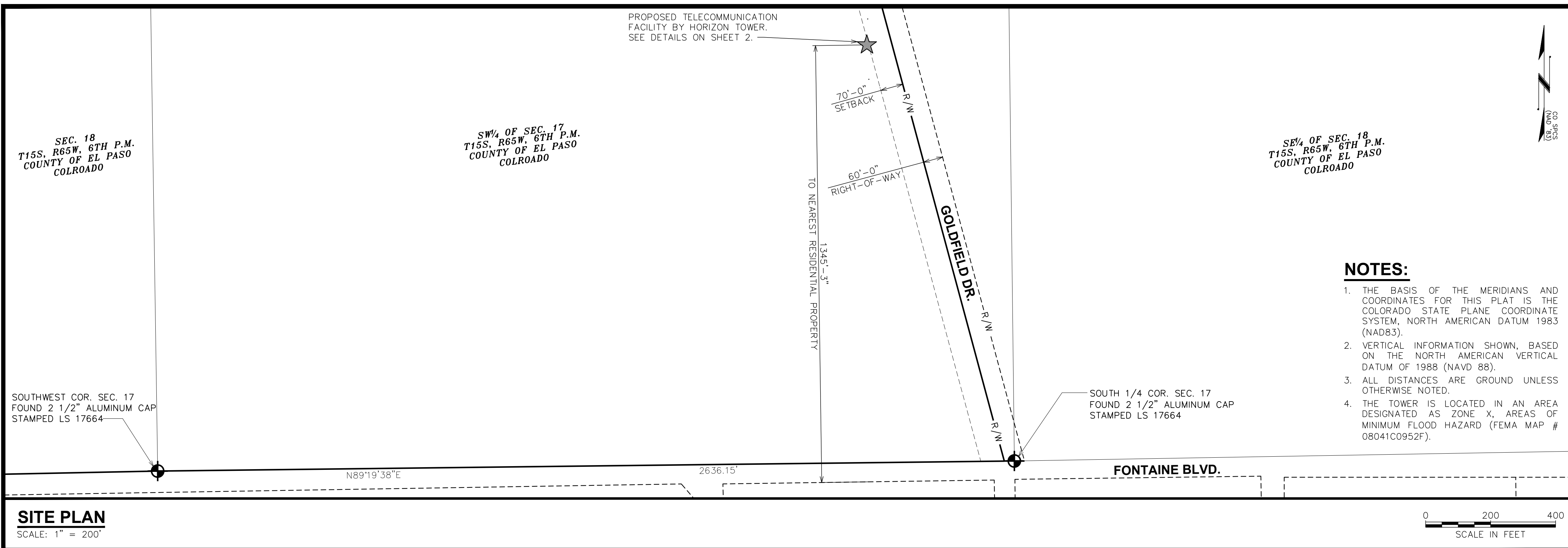
SCALE: 1" = 1000'

TOWER SETBACKS

PROPERTY LINE	SETBACK
NORTH	230'-6"
EAST	72'-6"
SOUTH	1287'-4"
WEST	7227'-7"

NOTE:

THE PARTIES RESPONSIBLE FOR THIS PLAN HAVE FAMILIARIZED THEMSELVES WITH ALL CURRENT ACCESSIBILITY CRITERIA AND SPECIFICATIONS AND THE PROPOSED PLAN REFLECTS ALL SITE ELEMENTS REQUIRED BY THE APPLICABLE ADA DESIGN STANDARDS AND GUIDELINES AS PUBLISHED BY THE UNITED STATES DEPARTMENT OF JUSTICE. APPROVAL OF THIS PLAN BY EL PASO COUNTY DOES NOT ASSURE COMPLIANCE WITH THE ADA OR ANY REGULATIONS OR GUIDELINES ENACTED OR PROMULGATED UNDER OR WITH RESPECT TO SUCH LAWS.



SITE PLAN

SCALE: 1" = 200'

NOTES:

1. THE BASIS OF THE MERIDIANS AND COORDINATES FOR THIS PLAT IS THE COLORADO STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM 1983 (NAD83).
2. VERTICAL INFORMATION SHOWN, BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).
3. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED.
4. THE TOWER IS LOCATED IN AN AREA DESIGNATED AS ZONE X, AREAS OF MINIMUM FLOOD HAZARD (FEMA # 08041C0952F).

SHEET	DESCRIPTION
1 OF 4	COVER SHEET AND SITE PLAN
2 OF 4	COMPOUND PLAN
3 OF 4	TOWER ELEVATION I
4 OF 4	TOWER ELEVATION II

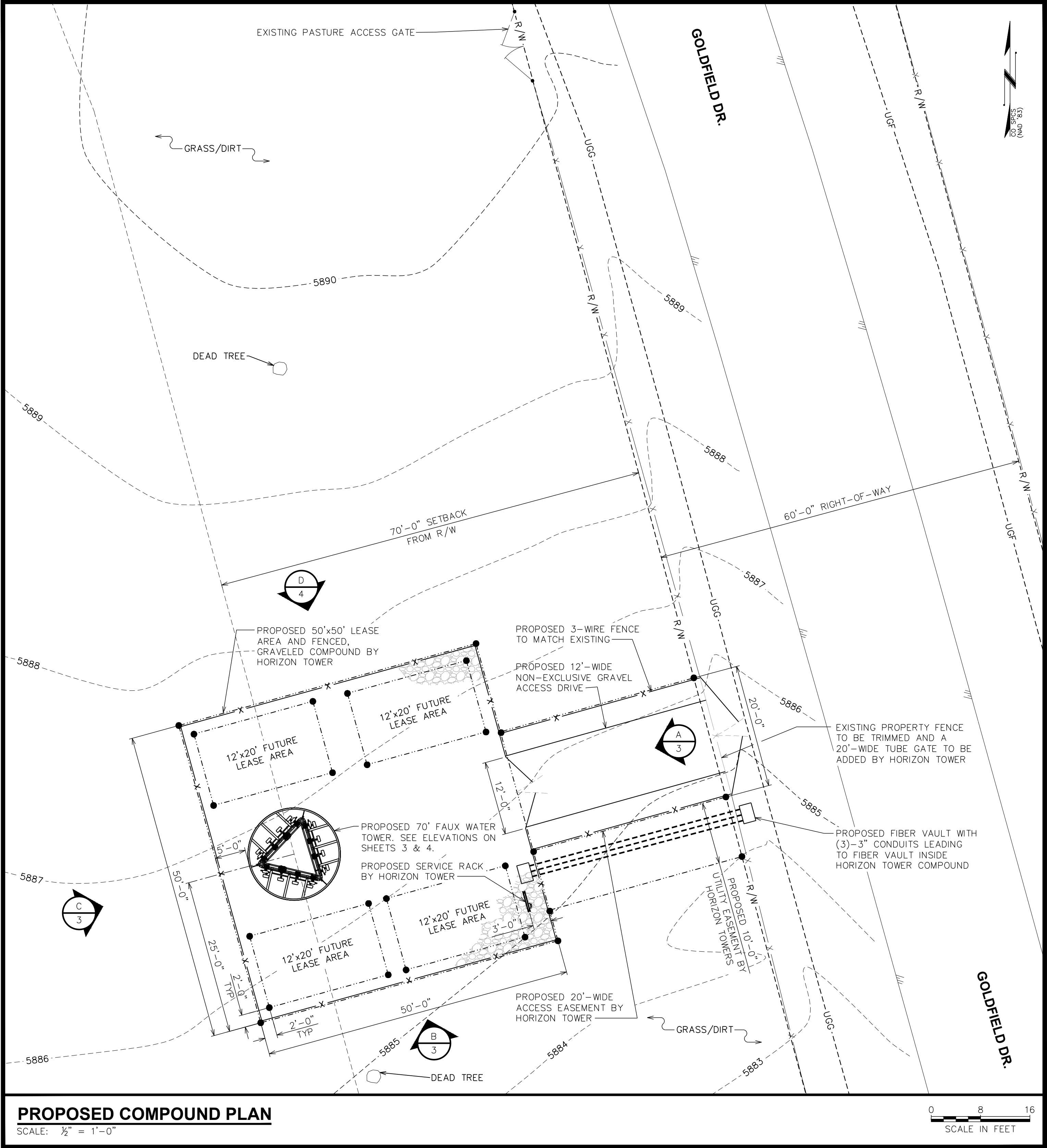
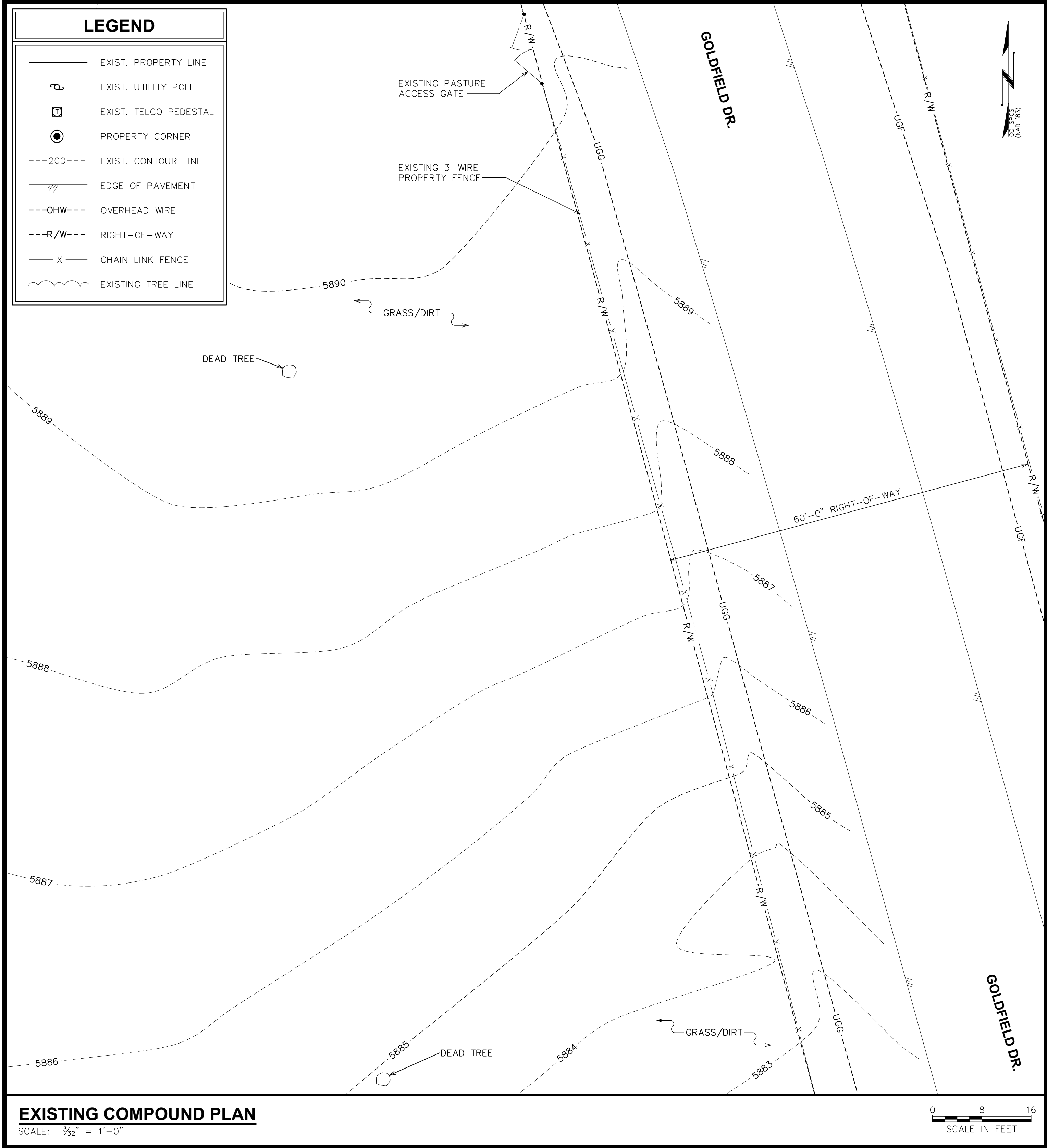
SHEET INDEX

NOTE:


PLANS ARE TO SCALE WHEN PRINTED ON 24"x36" SHEETS. DO NOT SCALE REDUCED COPIES.

SHEET TITLE: COVER SHEET	REVISION: F	PROJECT INFORMATION: FOUNTAIN VALLEY CO4714	F 08-20-19 ZONING	LAND USE REVIEW FILE NUMBER:	PREPARED BY: TOWER ENGINEERING PROFESSIONALS 500 E 84TH AVE, SUITE C-10 THORNTON, CO 80229 OFFICE: (303) 566-9914 www.tepgroup.net
SHEET NUMBER: 1 OF 4	TEP #144629.157279	FONTAINE BLVD & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)	E 01-16-19 ZONING		
			D 12-19-18 ZONING		
			C 10-05-18 ZONING		
			B 09-14-18 ZONING		
			A 09-14-18 ZONING		
			REV DATE ISSUED FOR:		
			DRAWN BY: KES CHECKED BY: ARB		

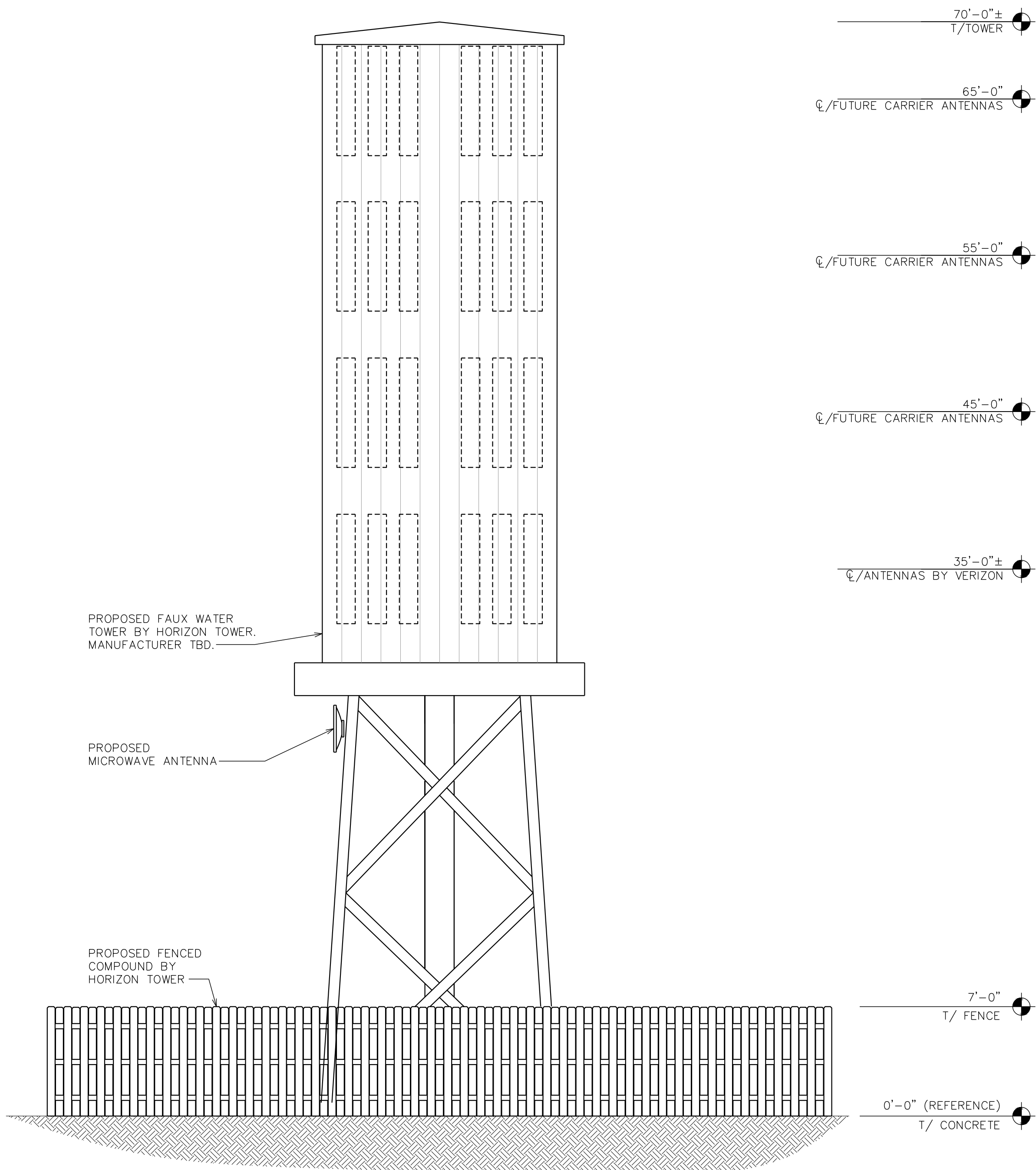
FOUNTAIN VALLEY CO4714T- NEW BUILD
FONTAINE BLVD. & GOLDFIELD DR.
COLORADO SPRINGS, CO 80911
(EL PASO COUNTY)



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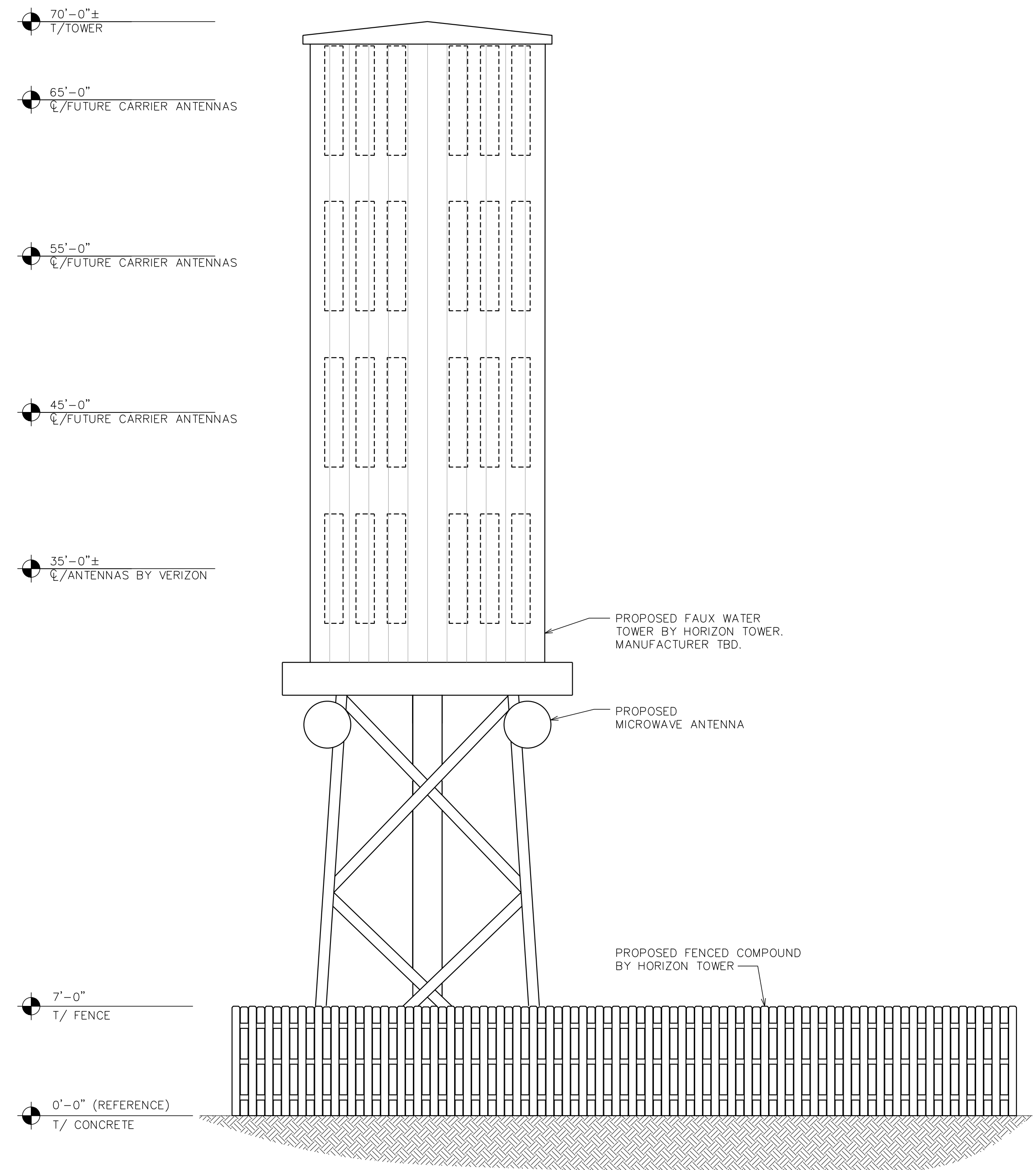
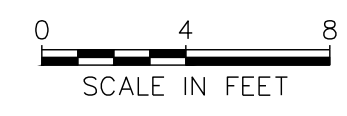
SHEET TITLE: COMPOUND PLAN		REVISION: F	PROJECT INFORMATION: FOUNTAIN VALLEY CO4714		F	08-20-19	ZONING	LAND USE REVIEW FILE NUMBER:	PREPARED BY:  TOWER ENGINEERING PROFESSIONALS 500 E 84TH AVE, SUITE C-10 THORNTON, CO 80229 OFFICE: (303) 566-9914 www.tepgroup.net
					E	01-16-19	ZONING		
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					B	09-14-18	ZONING		
					A	09-14-18	ZONING		
SHEET NUMBER: 2 OF 4		FONTAINE BLVD & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)		REV	DATE	ISSUED FOR:			
TEP #144629.157279				DRAWN BY: KES		CHECKED BY: ARB			

FOUNTAIN VALLEY CO4714T- NEW BUILD
FONTAINE BLVD. & GOLDFIELD DR.
COLORADO SPRINGS, CO 80911
(EL PASO COUNTY)



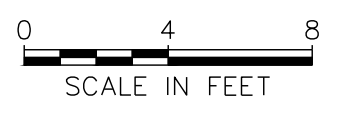
PROPOSED EAST ELEVATION
SCALE: 3/16" = 1'-0"

A



PROPOSED SOUTH ELEVATION
SCALE: 3/16" = 1'-0"

B



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SHEET TITLE: BUILDING ELEVATION I	REVISION: F
SHEET NUMBER: 3 OF 4	TEP #144629.157279

PROJECT INFORMATION: FOUNTAIN VALLEY CO4714 FONTAINE BLVD & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)
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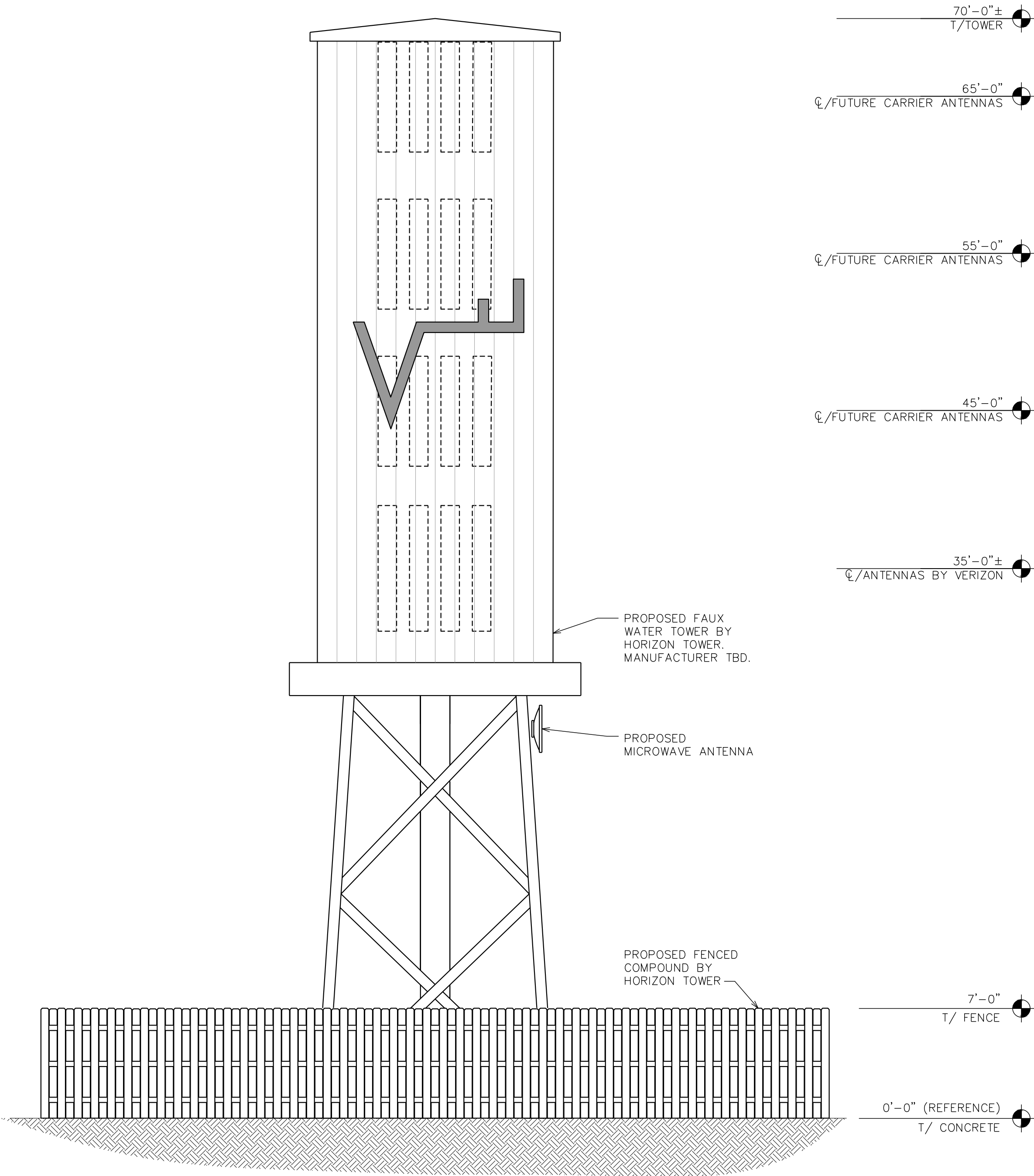
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REV	DATE	ISSUED FOR:
DRAWN BY: KES	CHECKED BY: ARB	

LAND USE REVIEW FILE NUMBER:

PREPARED BY:
TOWER ENGINEERING PROFESSIONALS
500 E 84TH AVE, SUITE C-10
THORNTON, CO 80229
OFFICE: (303) 566-9914
www.tepgroup.net

FOUNTAIN VALLEY CO4714T- NEW BUILD
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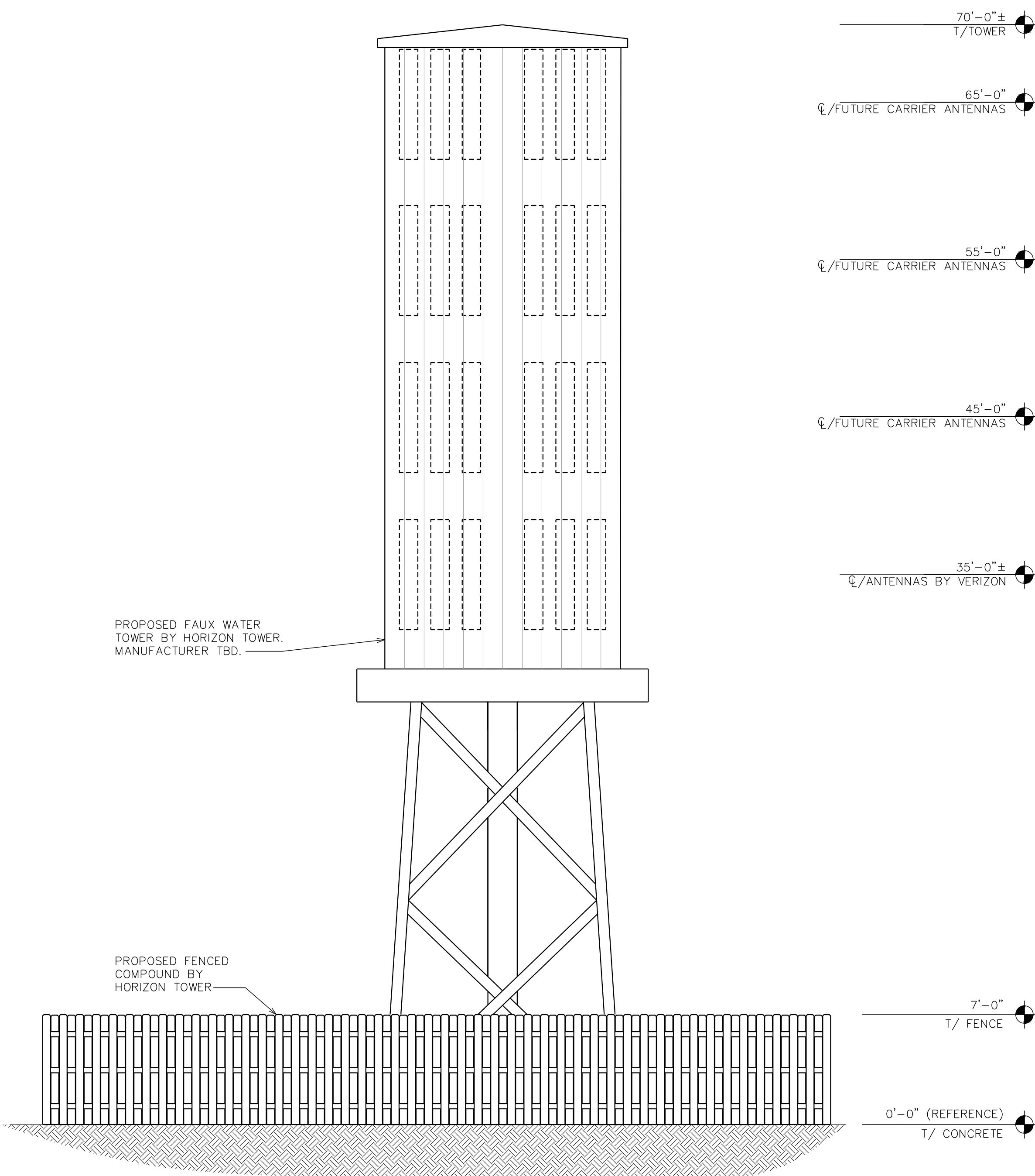
NOTE:
FOUNTAIN VALLEY SCHOOL LOGO
TO BE ON WEST SIDE OF WATER
TOWER TO FACE CAMPUS ONLY.



PROPOSED WEST ELEVATION

SCALE: $\frac{3}{16}'' = 1'-0''$

C



PROPOSED NORTH ELEVATION

SCALE: $\frac{3}{16}'' = 1'-0''$

D



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SHEET TITLE:

BUILDING ELEVATION II

REVISION:

F

PROJECT INFORMATION:

FOUNTAIN VALLEY
CO4714

FONTAINE BLVD & GOLDFIELD DR.
COLORADO SPRINGS, CO 80911
(EL PASO COUNTY)

SHEET NUMBER:

4 OF 4

TEP #144629.157279

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