

**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. ANSII/IEA-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.
4. THE FEDERAL AVIATION ADMINISTRATION DOES NOT REQUIRE TOWER TO BE LIT.

**PROJECT DESCRIPTION**

<b>SITE NAME:</b>	FOUNTAIN VALLEY
<b>PROJECT DESCRIPTION:</b>	PROPOSED TELECOMMUNICATION FACILITY
<b>STRUCTURE TYPE:</b>	70' TALL FAUX WATER TOWER
<b>PROPERTY ADDRESS:</b>	FONTAINE BLVD. & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)
<b>JURISDICTION:</b>	EL PASO COUNTY
<b>AREA OF CONSTRUCTION:</b>	2,500 ± SQ. FT. (LEASE AREA)
<b>PARCEL ID:</b>	5500000164
<b>ZONING:</b>	A-5 - AGRICULTURAL
<b>ACREAGE:</b>	937
<b>PCD FILE #:</b>	AL-19-021

**PROJECT INFORMATION**

<b>TOWER OWNER:</b>	<b>UTILITIES:</b>
NAME: HORIZON TOWER, LLC	POWER COMPANY: COLORADO SPRINGS UTILITIES
CONTACT: SUZIE DENSMORE	CONTACT: UNKNOWN
PHONE: (925) 314-1113 x243	PHONE: (719) 448-4800
<b>SITE APPLICANT:</b>	<b>ADDRESS:</b>
NAME: QS CONSULTING, INC.	111 S. CASCADE AVE
CONTACT: MARK PAIZ	COLORADO SPRINGS, CO
PHONE: (720) 925-5103	80903
<b>SURVEYOR:</b>	
NAME: ALTURA LAND CONSULTANTS	
ADDRESS: 6651 REVERE PARKWAY, STE 165	
CITY, STATE, ZIP: CENTENNIAL, CO 80111	
CONTACT: JESUS LUGO, PLS	
PHONE: (720) 488-1303	
<b>LEAD ENGINEER:</b>	
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	
<b>PROPERTY OWNER:</b>	
NAME: FOUNTAIN VALLEY SCHOOL	
ADDRESS: 6155 FOUNTAIN VALLEY SCHOOL RD.	
CITY, STATE, ZIP: COLORADO SPRINGS, CO 80911	

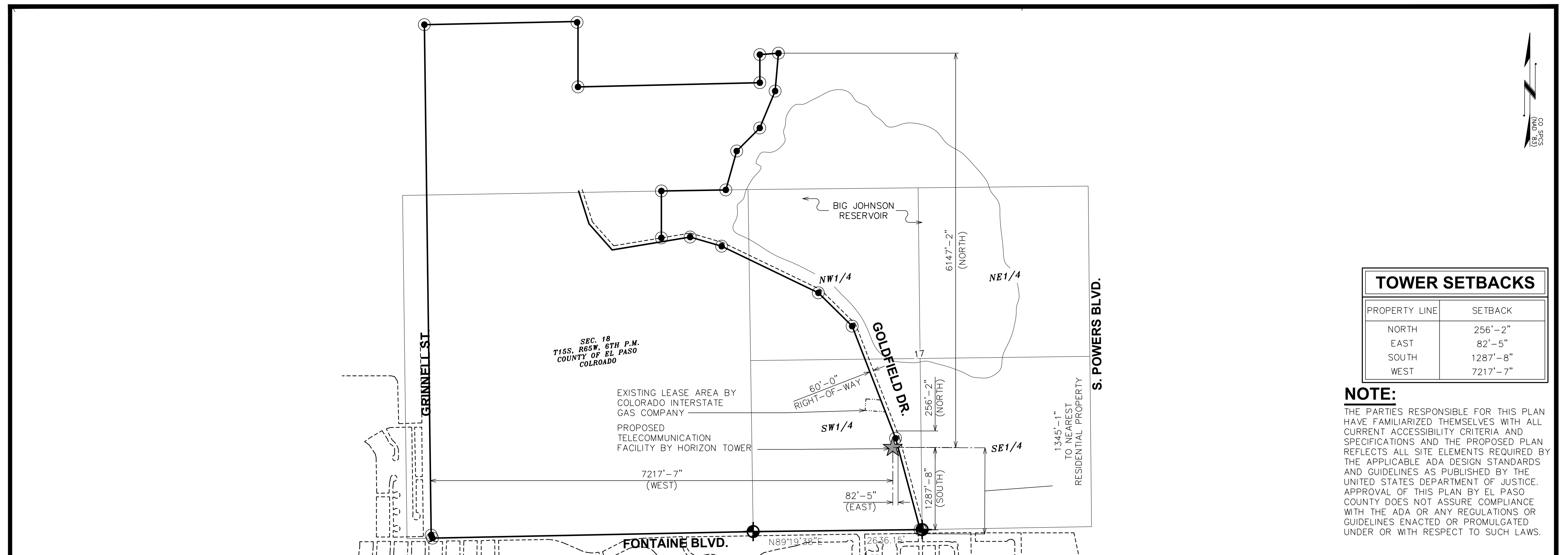
**CONTACT INFORMATION**

# FOUNTAIN VALLEY CO4714T- NEW BUILD

## FONTAINE BLVD. & GOLDFIELD DR.

### COLORADO SPRINGS, CO 80911

#### (EL PASO COUNTY)

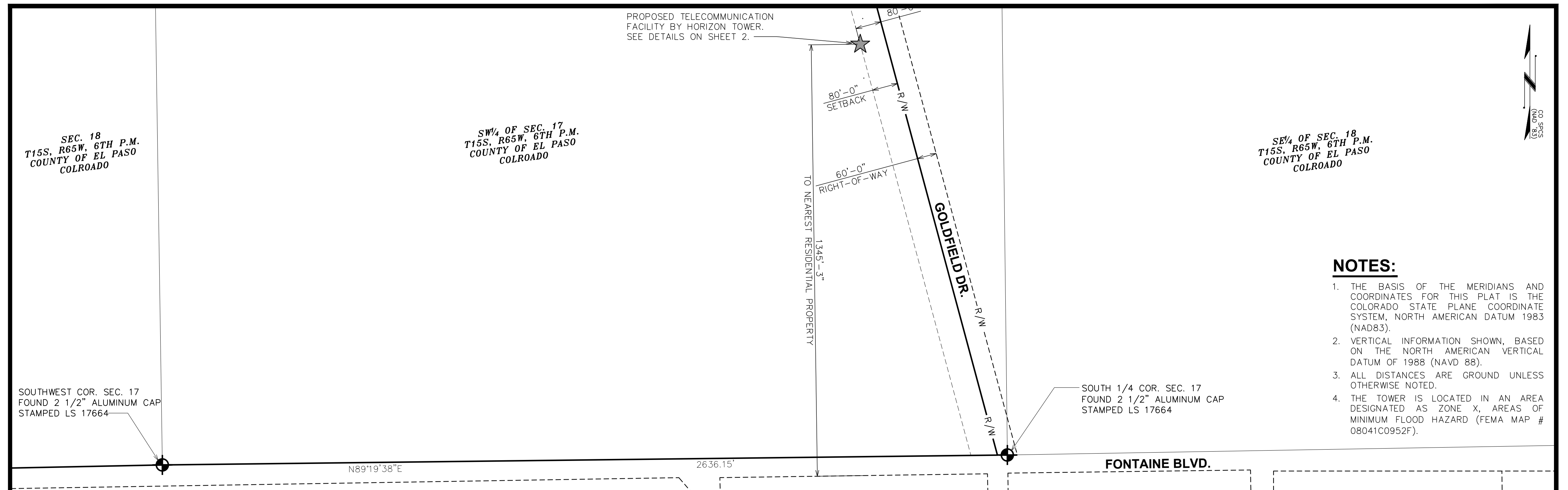


**AREA MAP**

SCALE: 1" = 1000'

TOWER SETBACKS	
PROPERTY LINE	SETBACK
NORTH	256'-2"
EAST	82'-5"
SOUTH	1287'-8"
WEST	7217'-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'

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

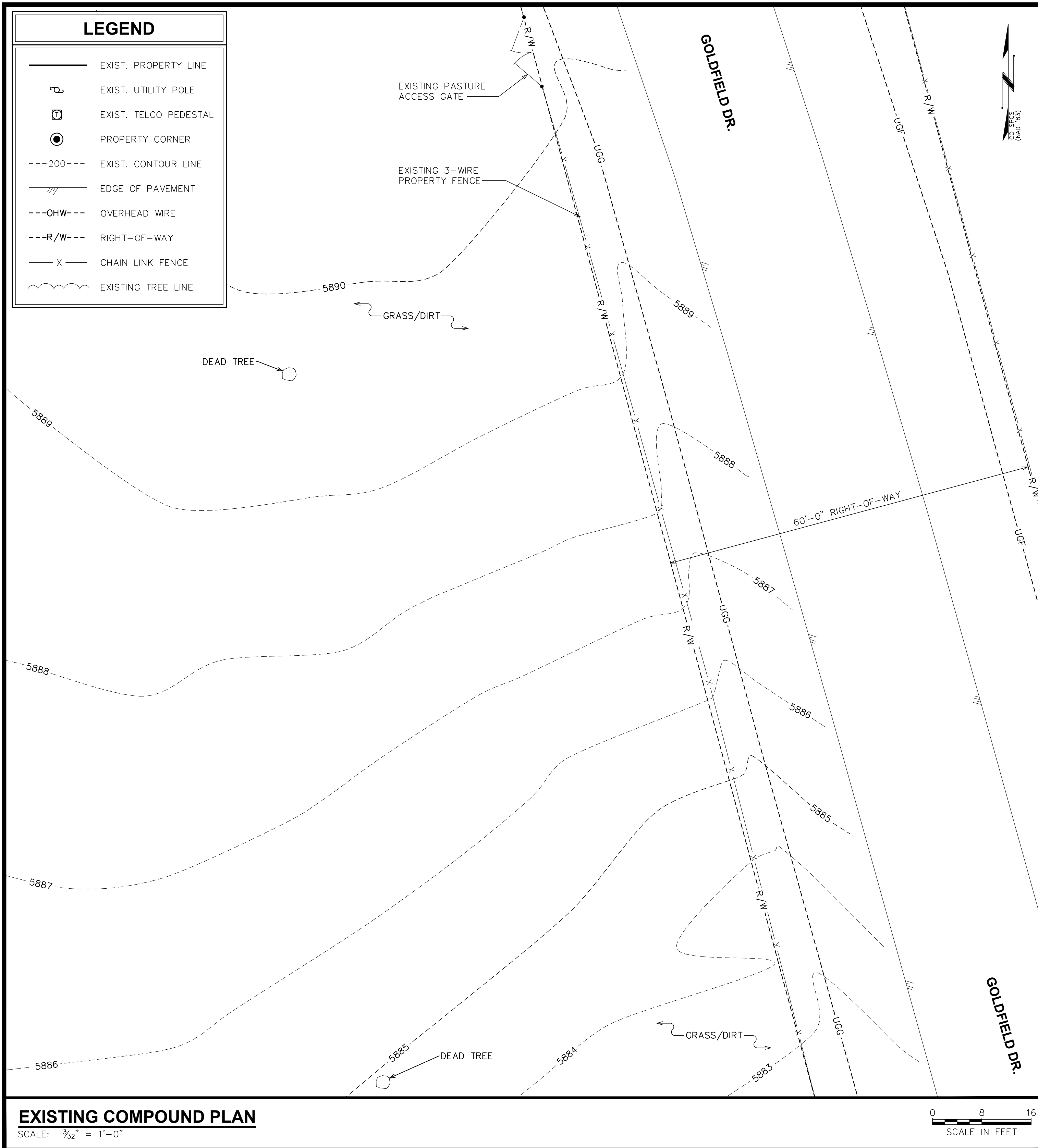
**SHEET INDEX**

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

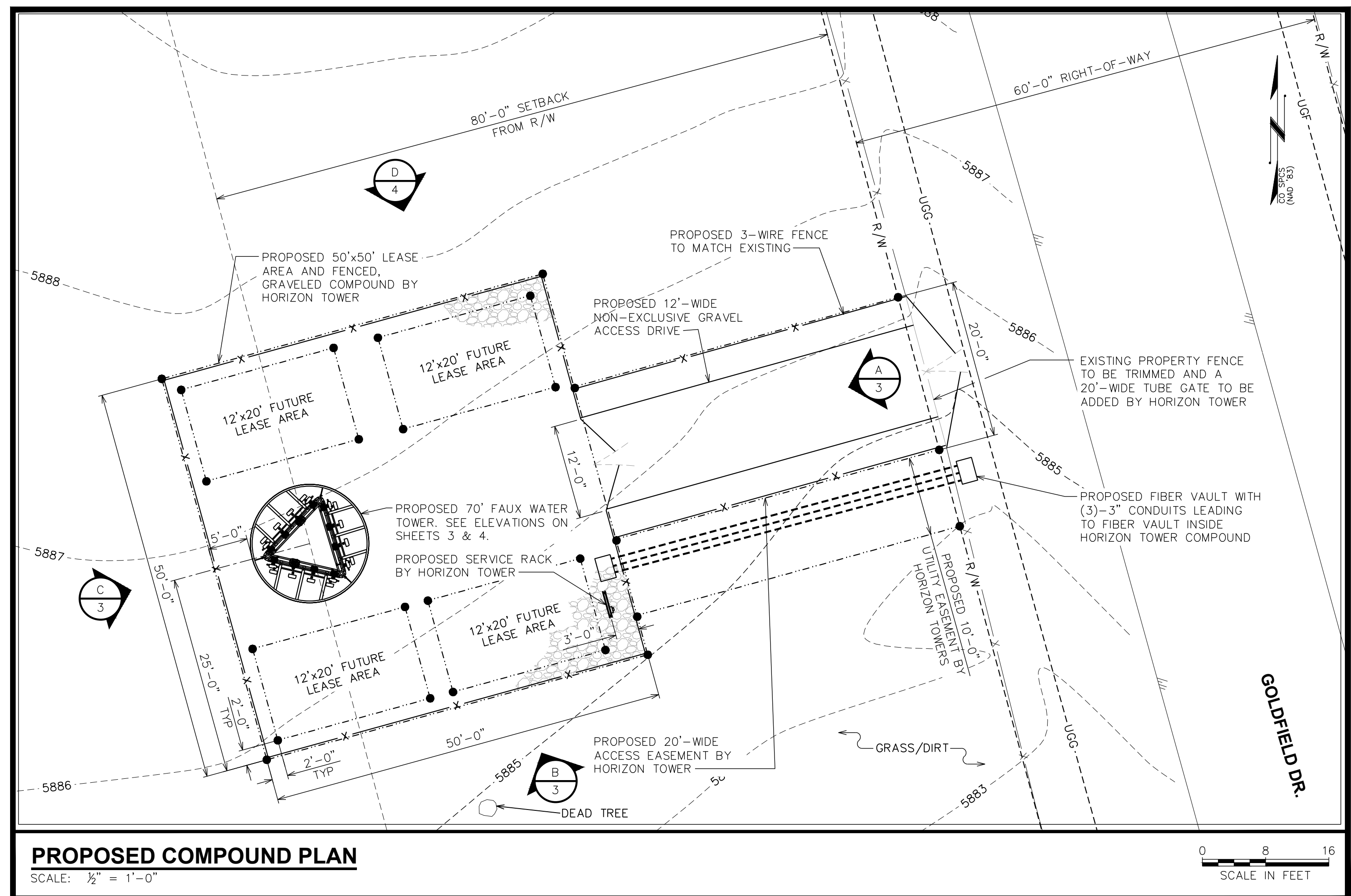
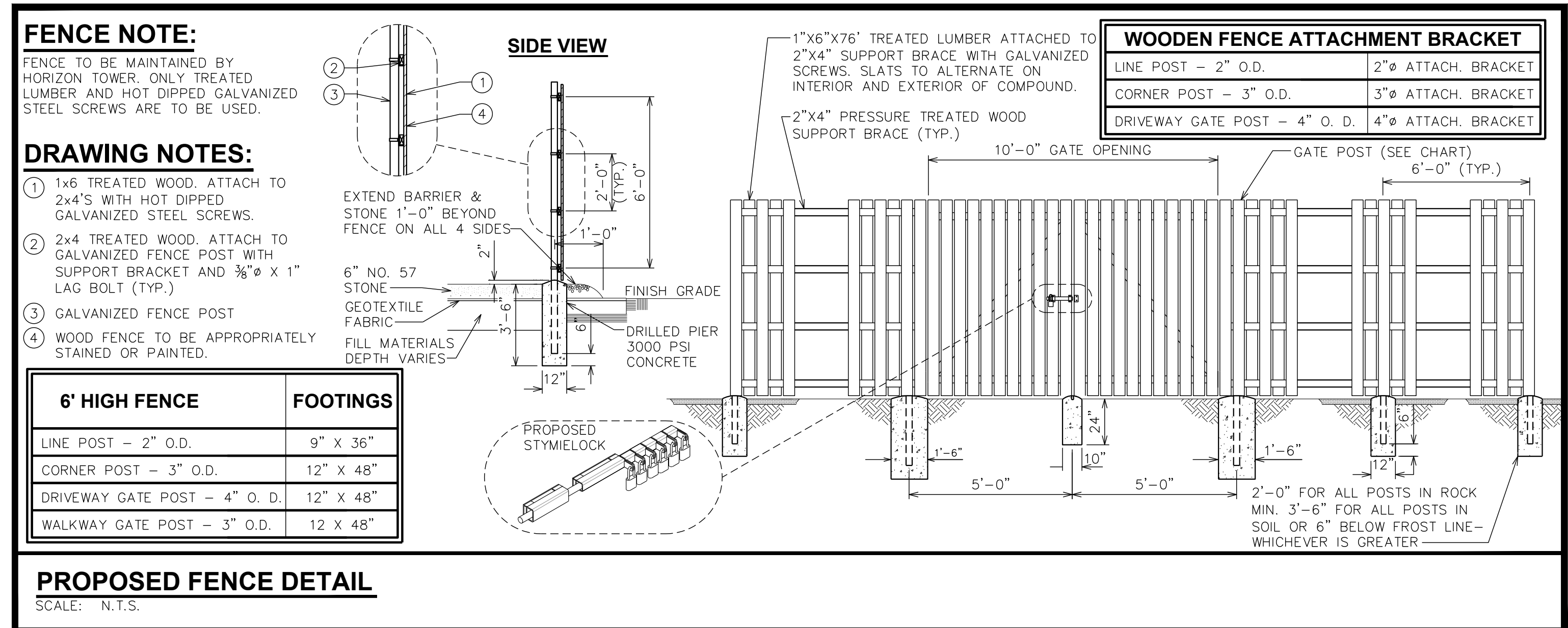
<b>SHEET TITLE:</b>	<b>REVISION:</b>	<b>PROJECT INFORMATION:</b>	<b>PCD FILE#: AL-19-021</b>	<b>PREPARED BY:</b>
<b>COVER SHEET</b>	<b>H</b>	<b>FOUNTAIN VALLEY CO4714</b>		<b>TOWER ENGINEERING PROFESSIONALS</b>
<b>SHEET NUMBER:</b>		FONTAINE BLVD & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)		500 E 84TH AVE, SUITE C-10 THORNTON, CO 80229 OFFICE: (303) 566-9914 www.tepgroup.net
<b>1 OF 4</b>	TEP #144629.157279			
		REV   DATE   ISSUED FOR:		
		I   02-05-20   ZONING		
		H   01-27-20   ZONING		
		G   09-26-19   ZONING		
		F   08-20-19   ZONING		
		E   01-16-19   ZONING		
		D   12-19-18   ZONING		
		DRAWN BY: KES   CHECKED BY: ARB		

# FOUNTAIN VALLEY CO4714T- NEW BUILD

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



**EXISTING COMPOUND PLAN**  
SCALE: 3/32" = 1'-0"



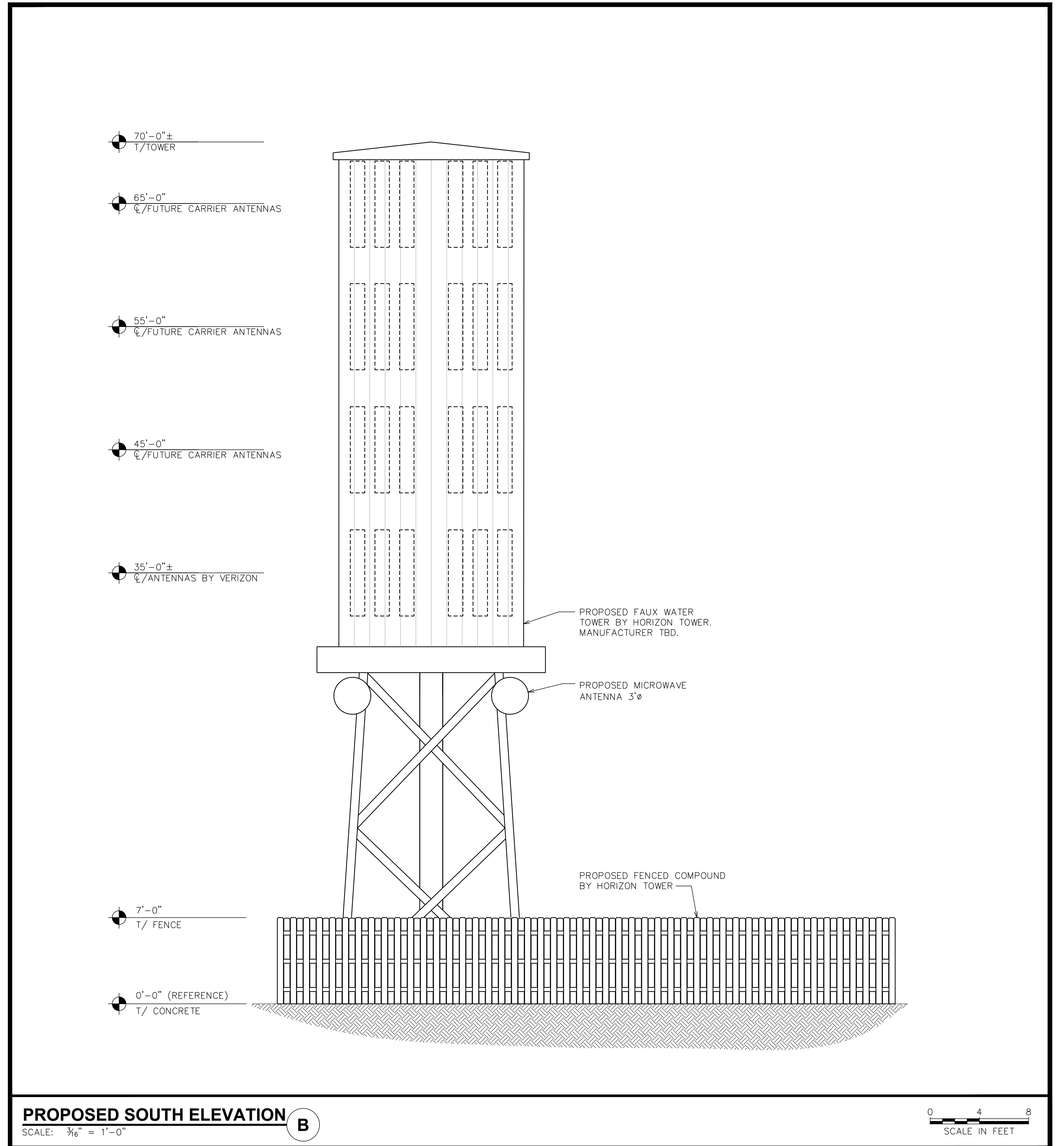
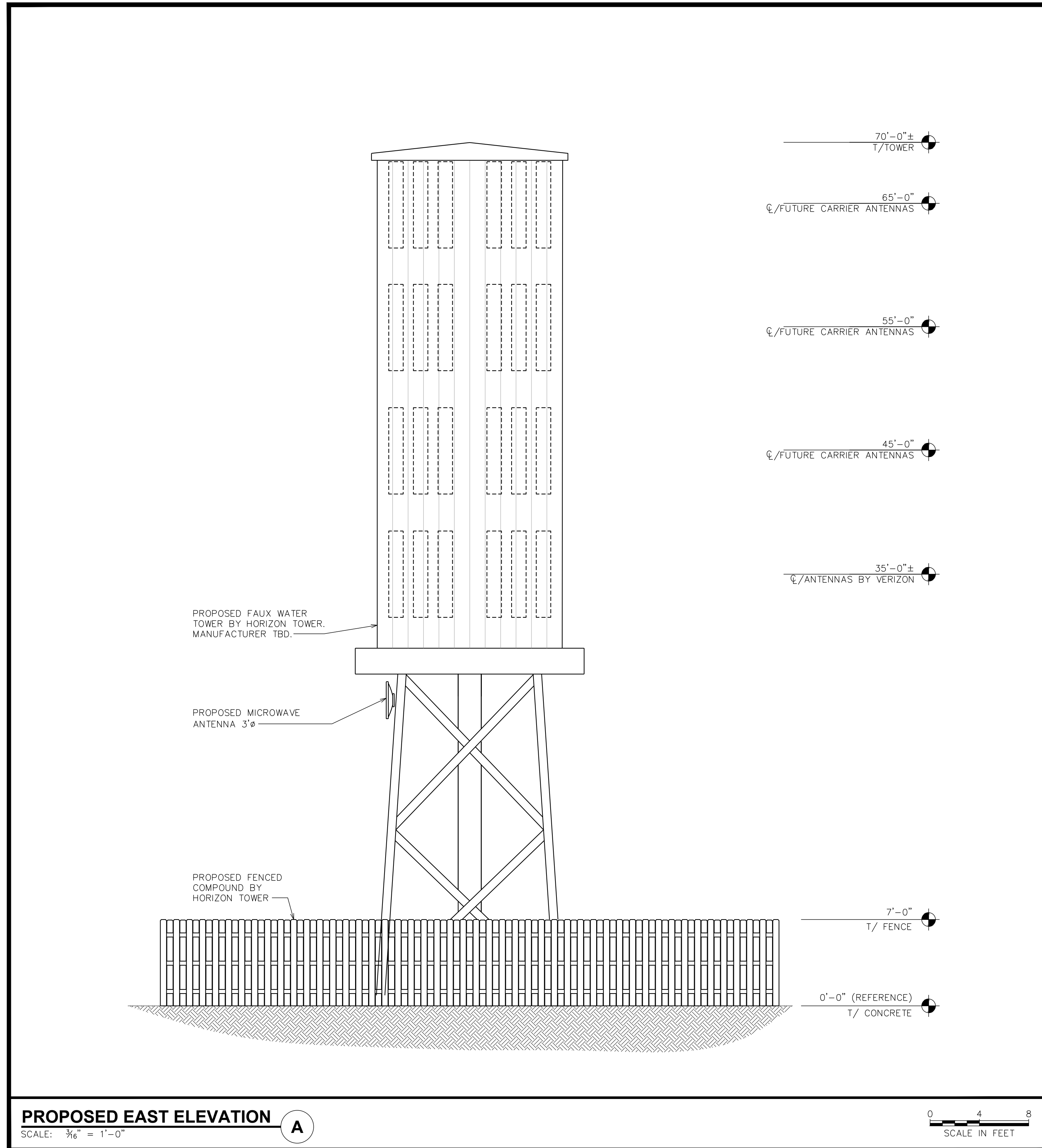
**PROPOSED COMPOUND PLAN**  
SCALE: 3/32" = 1'-0"

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<b>SHEET TITLE:</b> <b>COMPOUND PLAN</b>	<b>REVISION:</b> <b>H</b>	<b>PROJECT INFORMATION:</b> <b>FOUNTAIN VALLEY CO4714</b>	<b>REV</b> I 02-05-20 ZONING H 01-27-20 ZONING G 09-26-19 ZONING F 08-20-19 ZONING E 01-16-19 ZONING D 12-19-18 ZONING	<b>DATE</b> ISSUED FOR: DRAWN BY: KES CHECKED BY: ARB	<b>PCD FILE#:</b> AL-19-021	<b>PREPARED BY:</b> <b>TOWER ENGINEERING PROFESSIONALS</b> 500 E 84TH AVE, SUITE C-10 THORNTON, CO 80229 OFFICE: (303) 566-9914 www.tepgroup.net
<b>SHEET NUMBER:</b> <b>2 OF 4</b>	<b>TEP #:</b> 144629.157279	FONTAINE BLVD & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)				

# FOUNTAIN VALLEY CO4714T- NEW BUILD

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



**PROPOSED EAST ELEVATION**

**A**

SCALE: 3/16" = 1'-0"

0 4 8  
SCALE IN FEET

**PROPOSED SOUTH ELEVATION**

**B**

SCALE: 3/16" = 1'-0"

0 4 8  
SCALE IN FEET

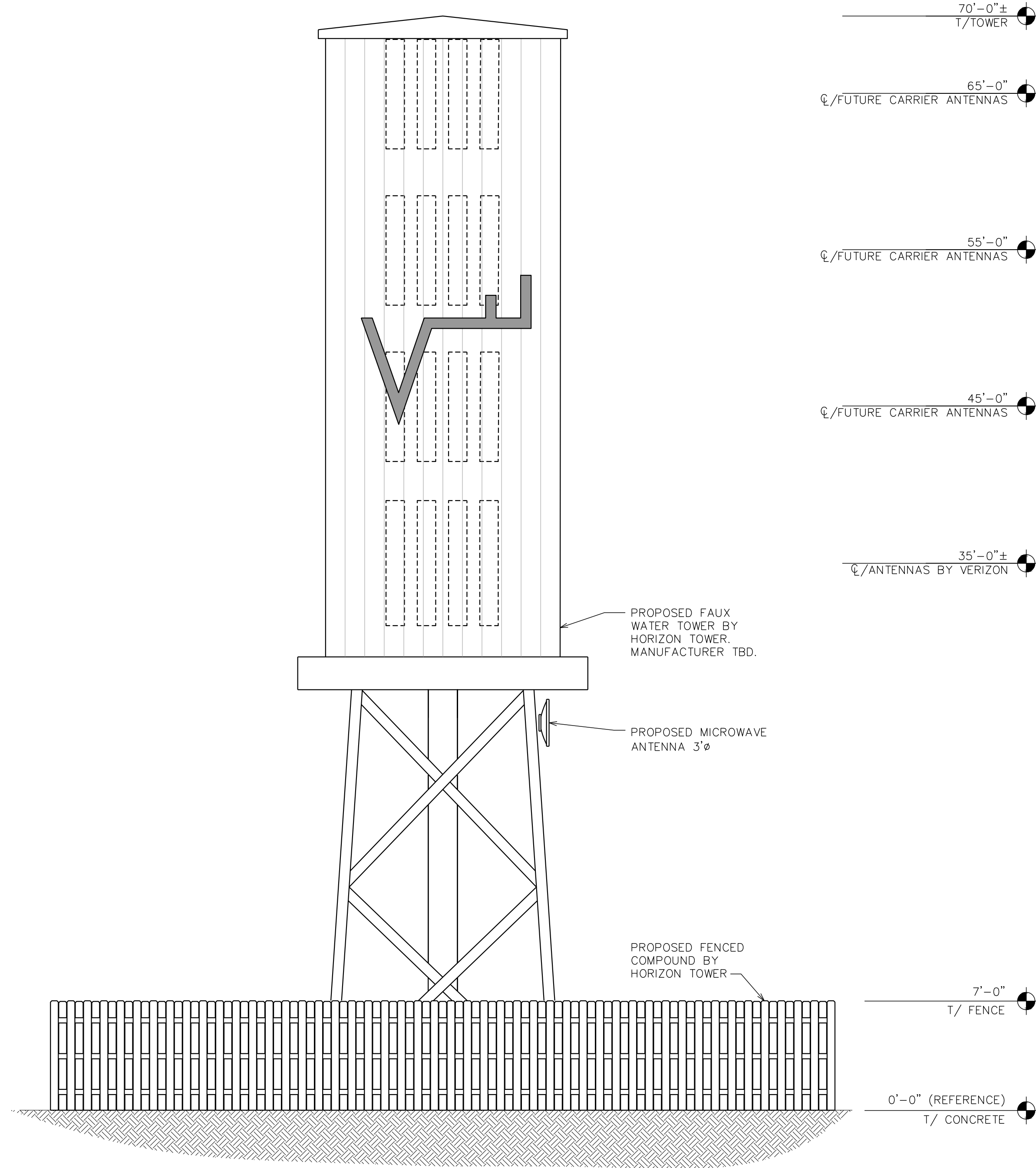
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SHEET TITLE: <b>BUILDING ELEVATION I</b>	REVISION: <b>H</b>	PROJECT INFORMATION: <b>FOUNTAIN VALLEY CO4714</b>																								
SHEET NUMBER: <b>3 OF 4</b>		FONTAINE BLVD & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)		PCD FILE#: AL-19-021																						
DRAWN BY: KES		CHECKED BY: ARB		PREPARED BY: <b>TOWER ENGINEERING PROFESSIONALS</b> 500 E 84TH AVE, SUITE C-10 THORNTON, CO 80229 OFFICE: (303) 566-9914 www.tepgroup.net																						
				<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>I</td><td>02-05-20</td><td>ZONING</td></tr> <tr><td>H</td><td>01-27-20</td><td>ZONING</td></tr> <tr><td>G</td><td>09-26-19</td><td>ZONING</td></tr> <tr><td>F</td><td>08-20-19</td><td>ZONING</td></tr> <tr><td>E</td><td>01-16-19</td><td>ZONING</td></tr> <tr><td>D</td><td>12-19-18</td><td>ZONING</td></tr> <tr><td>REV</td><td>DATE</td><td>ISSUED FOR:</td></tr> </table>		I	02-05-20	ZONING	H	01-27-20	ZONING	G	09-26-19	ZONING	F	08-20-19	ZONING	E	01-16-19	ZONING	D	12-19-18	ZONING	REV	DATE	ISSUED FOR:
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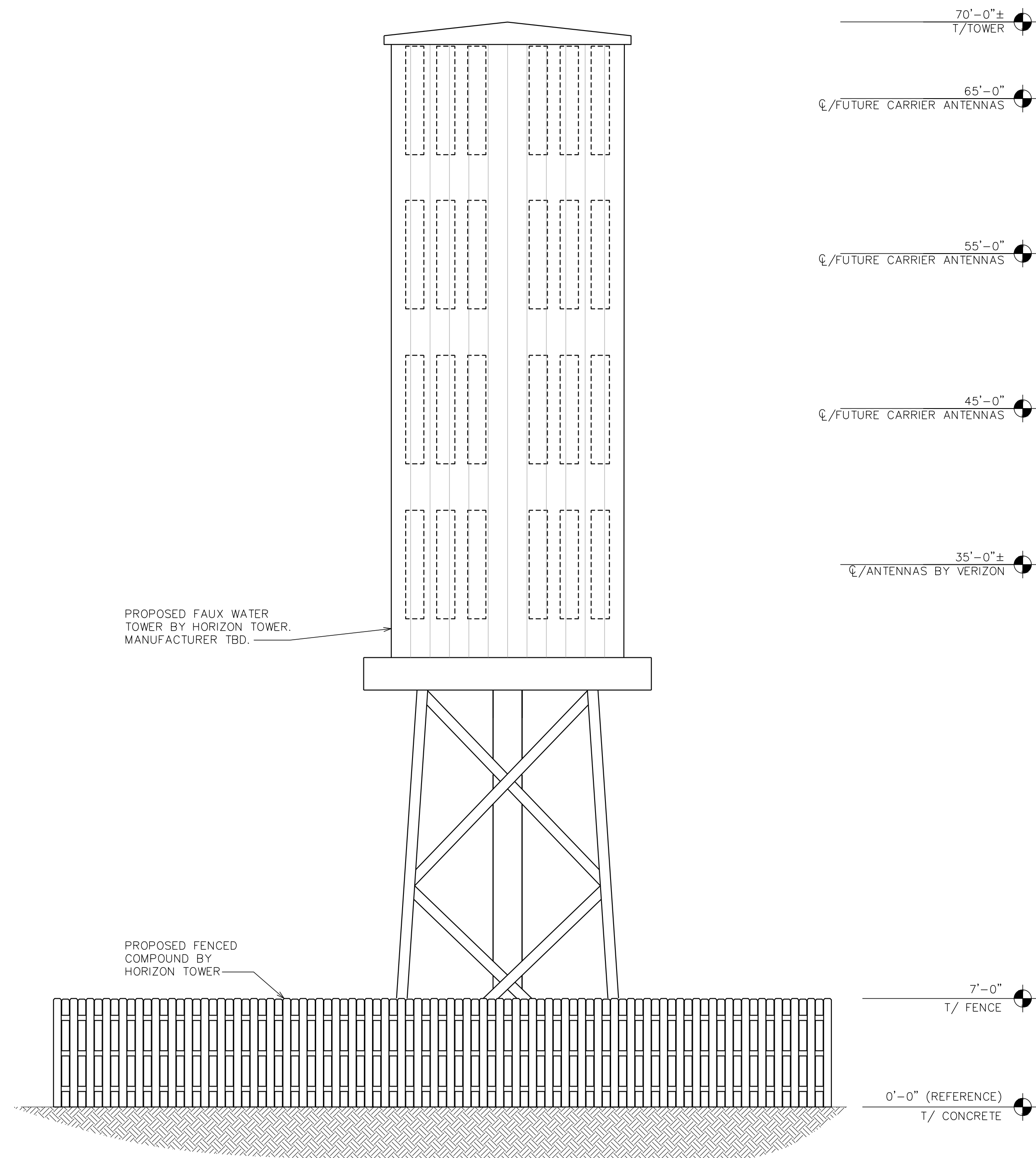
## FONTAINE BLVD. & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)

**NOTE:**  
FOUNTAIN VALLEY SCHOOL LOGO  
TO BE ON WEST SIDE OF WATER  
TOWER TO FACE CAMPUS ONLY.



**PROPOSED WEST ELEVATION** C

SCALE: 3/16" = 1'-0"



**PROPOSED NORTH ELEVATION** D

SCALE: 3/16" = 1'-0"



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SHEET TITLE: <b>BUILDING ELEVATION II</b>	REVISION: <b>H</b>	PROJECT INFORMATION: <b>FOUNTAIN VALLEY CO4714</b>			
SHEET NUMBER: <b>4 OF 4</b>		FONTAINE BLVD & GOLDFIELD DR. COLORADO SPRINGS, CO 80911 (EL PASO COUNTY)		PCD FILE#: AL-19-021	
		TOWER ENGINEERING PROFESSIONALS 500 E 84TH AVE, SUITE C-10 THORNTON, CO 80229 OFFICE: (303) 566-9914 www.tepgroup.net		PREPARED BY:	
		DRAWN BY: KES		CHECKED BY: ARB	
		REV		DATE	
		I		02-05-20	
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