

18400 E. 22ND AVE AURORA, CO 80011

AVIGATION EASEMENT

THE AVIGATION EASEMENT DEDICATED HEREIN FOR PUBLIC AVIGATION PURPOSES, SHALL BE CONSIDERED A PUBLIC EASEMENT SUBJECT TO THOSE TERMS AND CONDITIONS AS SPECIFIED ON THE INSTRUMENT RECORDED AT RECEPTION NO. 217069667 OF THE RECORDS OF EL PASO COUNTY COLORADO. ALL OTHER EASEMENTS OR INTERESTS OR RECORD AFFECTING ANY OF THE PLATTED PROPERTY DEPICTED HEREON SHALL NOT BE AFFECTED AND SHALL REMAIN IN FULL FORCE AND EFFECT.

SITE INFORMATION

SITE TYPE: FLAGPOLE
SITE NAME: RUDY ELEMENTARY
SITE NUMBER: DN04027F
SITE ADDRESS: 5327 CRACKER BARREL CIR. COLORADO SPRINGS, CO 80917
COUNTY: EL PASO COUNTY
JURISDICTION: CITY OF COLORADO SPRINGS
OCCUPANCY TYPE: UNMANNED
A.D.A. COMPLIANCE: FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION.
APPLICANT: BRANCH TOWERS 18400 E. 22ND AVE AURORA, CO 80011 JESSICA NORRIS 918-949-4551
PROPERTY OWNER: SCHOOL DISTRICT II 719-477-6057
SITE COORDINATES (NAD 83):
LATITUDE: N. 38° 53' 25.916"
LONGITUDE: W. -104° 43' 35.124"
GROUND ELEVATION: 6210.70' (AMSL)

APPLICANT: BRANCH TOWERS, LLC 1516 S BOSTON AVE STE 215 TULSA, OK. 74119
CONTACT: JAMES W MCCOY PHONE: (918) 261-1875
ARCHITECT/ENGINEER: SPECIALTY TELECOMMUNICATIONS SERVICES, PLLC PROFESSIONAL ENGINEERS AND CONSULTANTS 13431 N. BROADWAY, STE 120 OKLAHOMA CITY, OK. 73114
CONTACT: SAMUAL CURTIS PHONE: (405) 753-7167
TELEPHONE COMPANY: CENTURYLINK 855-832-3050
POWER COMPANY: CSU 800-238-5434

DRIVING DIRECTIONS
DEPART 18400 E 22ND AVE, AURORA, CO 80011 ON E 22ND AVE (EAST) 131 YDS TURN RIGHT (SOUTH) ONTO SR-32 [TOWER RD] 0.6 MI TAKE LOCAL ROAD(S) (RIGHT) ONTO I-70 BUS [US-287] 2.9 MI TURN LEFT (SOUTH) ONTO LOCAL ROAD(S) 21 YDS TAKE RAMP ONTO I-225 9.7 MI AT EXIT 1B, TURN LEFT ONTO RAMP 0.4 MI TAKE RAMP ONTO I-25 [US-87] 49.3 MI AT EXIT 150, TURN RIGHT ONTO RAMP 0.2 MI KEEP LEFT TO STAY ON RAMP 164 YDS BEAR LEFT (SOUTH) ONTO LOCAL ROAD(S) 32 YDS ROAD NAME CHANGES TO N ACADEMY BLVD [SOUTH GATE BLVD] 0.4 MI ROAD NAME CHANGES TO SR-83 [N ACADEMY BLVD] 5.7 MI TURN LEFT (EAST) ONTO CAREFREE CIRCLE N [N CAREFREE CIRCLE] 1.6 MI TURN LEFT (NORTH) ONTO INSPIRATION DR 0.5 MI TURN RIGHT (EAST) ONTO LOCAL ROAD(S). 109 YDS ARRIVE AT RUDY ELEMENTARY

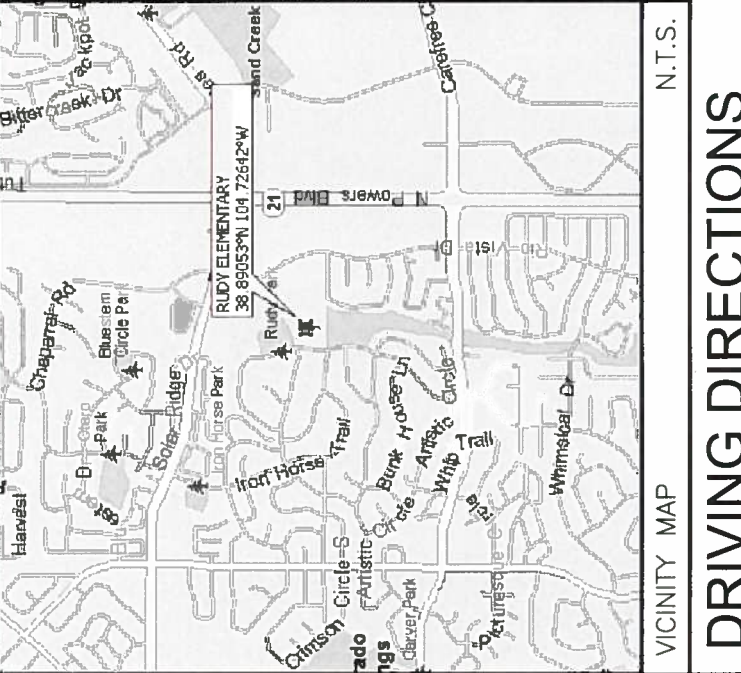
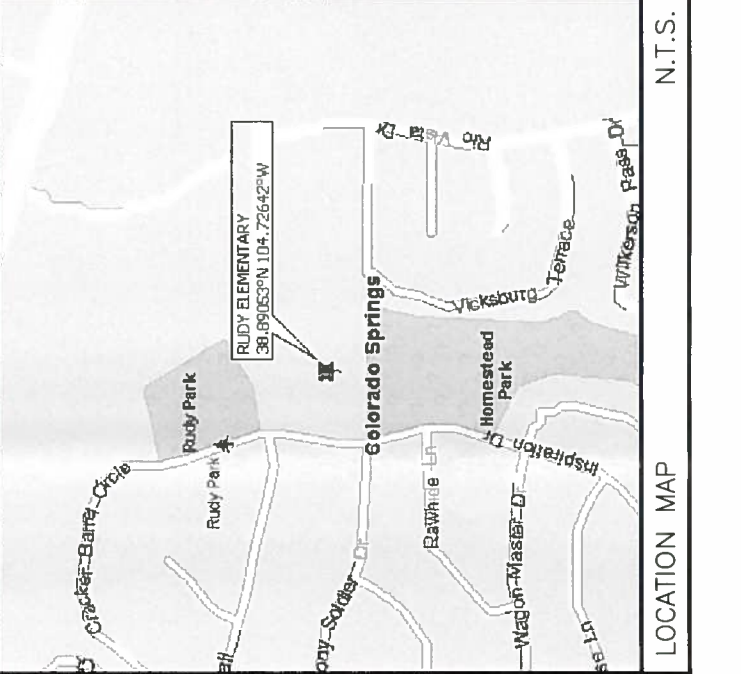
T-MOBILE SITE NUMBER: DN04027F
T-MOBILE SITE NAME: RUDY ELEMENTARY
BRANCH TOWERS, LLC SITE NUMBER: CO-0017
BRANCH TOWERS, LLC SITE NAME: RUDY ELEMENTARY
SITE ADDRESS: 5327 CRACKER BARREL CIR.

NEW EQUIPMENT AND ANTENNAS ON: PROPOSED 65' FLAGPOLE

NO ANTENNAS AND/OR EQUIPMENT TO BE PLACED ON THE OUTSIDE OF THE MONOPOLE. EVERYTHING MUST BE INSIDE THE CELL TOWER - MONOPOLE BESIDES THE AMERICAN FLAG WHICH WILL HANG ON EXTERIOR OF POLE.

DRAWING INDEX

NO	DESCRIPTION
1 OF 6	TITLE SHEET
2 OF 6	OVERALL SITE PLAN
3 OF 6	DETAILED SITE PLAN, EQUIPMENT & ANTENNA LAYOUTS
4 OF 6	NORTH AND SOUTH TOWER ELEVATIONS
5 OF 6	EAST AND WEST TOWER ELEVATIONS
6 OF 6	LANDSCAPING PLAN



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SCOPE OF WORK
1. INSTALL (3) NEW ANTENNAS ON PROPOSED FLAGPOLE AT 61'.
2. INSTALL (6) TMAS.
3. INSTALL (3) FRBG UNIT, (3) FRU, (2) FSMF, (2) FBBC AND (2) FXFC UNITS.
4. INSTALL (18) 7/8" COAX CABLE.
5. INSTALL (1) 5/8" HOMERUN CABLE
6. INSTALL (1) RRU PEDESTAL.
7. INSTALL (1) SSC CABINET.
8. INSTALL ICE BRIDGE.
9. INSTALL T-MOBILE UTILITY RACK.
10. INSTALL T-MOBILE PLATFORM.
11. INSTALL ELECTRICAL CABLES FOR T-MOBILE EQUIPMENT.
12. INSTALL T-MOBILE GROUNDING SYSTEM.

A&E DRAWING REVIEW
TITLE: _____ DATE: _____
PROPERTY OWNER: _____ SIGNATURE: _____
T-MOBILE CONSTRUCTION MGR: _____
ZONING APPROVAL: _____
RF ENGINEER: _____
SITE ACQUISITION: _____
STATUS CODE: _____
1 ACCEPTED-WITH OR NO COMMENTS, CONSTRUCTION MAY PROCEED
2 NOT ACCEPTED-RESOLVE COMMENTS AND RESUBMIT
THE FOLLOWING PARTIES HEREBY APPROVE AND ACCEPT THESE DOCUMENTS AND AUTHORIZE THE CONTRACTOR TO PROCEED WITH THE CONSTRUCTION DESCRIBED HEREIN. ALL DOCUMENTS ARE SUBJECT TO REVIEW BY THE LOCAL BUILDING DEPARTMENT AND MAY IMPOSE CHANGES OR MODIFICATIONS.

VENDOR:
T-Mobile
18400 E. 22ND AVE
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Bran h
COMMUNICATIONS
BRANCH COMMUNICATIONS
1516 S BOSTON AVE STE 215
TULSA, OKLAHOMA 74119
(918) 949-4551

PRODUCED BY:
s/s
SPECIALTY TELECOMMUNICATIONS SERVICES, PLLC.
PROFESSIONAL ENGINEERS AND CONSULTANTS
13431 N. BROADWAY, SUITE 120
OKLAHOMA CITY, OK 73114
(405) 753-7167

SITE NAME:
RUDY ELEMENTARY
SITE NUMBER:
DN04027F
SITE ADDRESS:
5327 CRACKER BARREL CIR.
COLORADO SPRINGS CO 80917

ENGINEER:
PRELIMINARY - NOT FOR CONSTRUCTION
12/19/17

SHEET NUMBER: PROJECT #:
CO-0017
1 OF 6
BY: CKD BY: PBJ
PBJ PBJ PBJ PBJ
SHEET TITLE:
TITLE SHEET
REVISION: **D**



CALL COLORADO ONE CALL 811 (800) 292-8525
CALL 3 WORKING DAYS BEFORE YOU DIG!

CPC CM1 17-00118

FIGURE 1

VENDOR:

T-Mobile

18400 E. 22ND AVE
AURORA, CO 80011

Branch
COMMUNICATIONS
A SOLUTIONS PROVIDER

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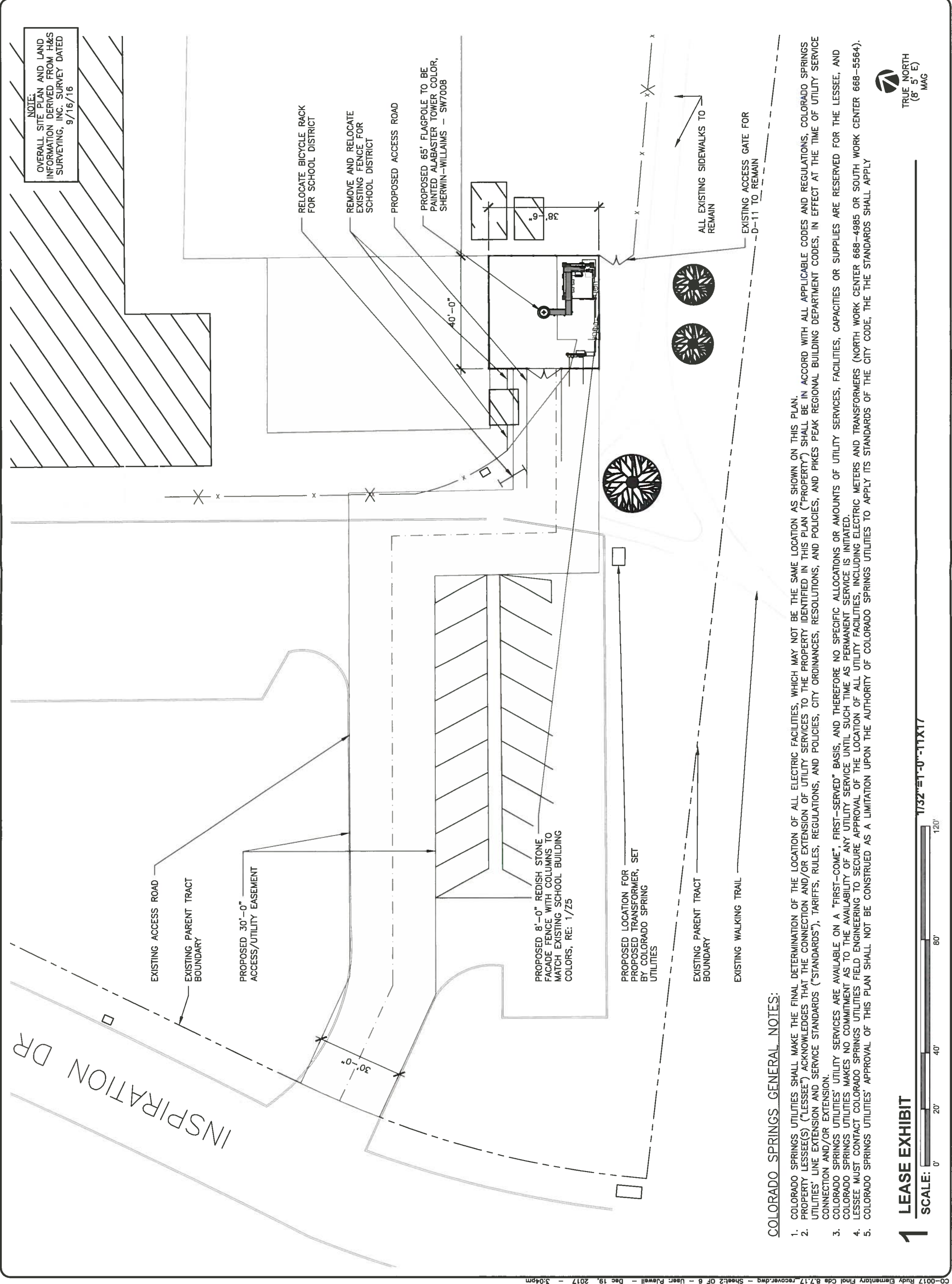
NO	DATE	DESCRIPTION	BY
A	8/11/17	PRELIM ZDS	PBJ
B	11/6/17	PRELIM ZDS	PBJ
C	11/17/17	PRELIM ZDS	PBJ
D	12/19/17	PRELIM ZDS	PBJ

SHEET TITLE: **OVERALL SITE PLAN**

SHEET NUMBER: PROJECT #: CO-0017 REVISION: **D**

2 OF 6 BY: PBJ TCKD BY: PBJ

CPC CM1 17-00118



NOTE:
OVERALL SITE PLAN AND LAND
INFORMATION DERIVED FROM H&S
SURVEYING, INC. SURVEY DATED
9/16/16

COLORADO SPRINGS GENERAL NOTES:

- COLORADO SPRINGS UTILITIES SHALL MAKE THE FINAL DETERMINATION OF THE LOCATION OF ALL ELECTRIC FACILITIES, WHICH MAY NOT BE THE SAME LOCATION AS SHOWN ON THIS PLAN.
- PROPERTY LESSEE(S) ("LESSEE") ACKNOWLEDGES THAT THE CONNECTION AND/OR EXTENSION OF UTILITY SERVICES TO THE PROPERTY IDENTIFIED IN THIS PLAN ("PROPERTY") SHALL BE IN ACCORD WITH ALL APPLICABLE CODES AND REGULATIONS, COLORADO SPRINGS UTILITIES' LINE EXTENSION AND SERVICE STANDARDS ("STANDARDS"), TARIFFS, RULES, REGULATIONS, AND POLICIES, CITY ORDINANCES, RESOLUTIONS, AND POLICIES, AND PIKES PEAK REGIONAL BUILDING DEPARTMENT CODES, IN EFFECT AT THE TIME OF UTILITY SERVICE CONNECTION AND/OR EXTENSION.
- COLORADO SPRINGS UTILITIES' UTILITY SERVICES ARE AVAILABLE ON A "FIRST-COME", FIRST-SERVED" BASIS, AND THEREFORE NO SPECIFIC ALLOCATIONS OR AMOUNTS OF UTILITY SERVICES, FACILITIES, CAPACITIES OR SUPPLIES ARE RESERVED FOR THE LESSEE, AND COLORADO SPRINGS UTILITIES MAKES NO COMMITMENT AS TO THE AVAILABILITY OF ANY UTILITY SERVICE UNTIL SUCH TIME AS PERMANENT SERVICE IS INITIATED.
- LESSEE MUST CONTACT COLORADO SPRINGS UTILITIES FIELD ENGINEERING TO SECURE APPROVAL OF THE LOCATION OF ALL UTILITY FACILITIES, INCLUDING ELECTRIC METERS AND TRANSFORMERS (NORTH WORK CENTER 668-4985 OR SOUTH WORK CENTER 668-5564).
- COLORADO SPRINGS UTILITIES' APPROVAL OF THIS PLAN SHALL NOT BE CONSTRUED AS A LIMITATION UPON THE AUTHORITY OF COLORADO SPRINGS UTILITIES TO APPLY ITS STANDARDS OF THE CITY CODE, THE THE STANDARDS SHALL APPLY



1 LEASE EXHIBIT

SCALE: 0' 20' 40' 80' 120'
1/32"=1'-0"=1/128'

FIGURE 1

VENDOR:

T-Mobile
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C	11/17/17	PRELIM ZDS	PBJ
D	12/19/17	PRELIM ZDS	PBJ

SHEET TITLE:
DETAILED SITE PLAN, EQUIPMENT & ANTENNA LAYOUT

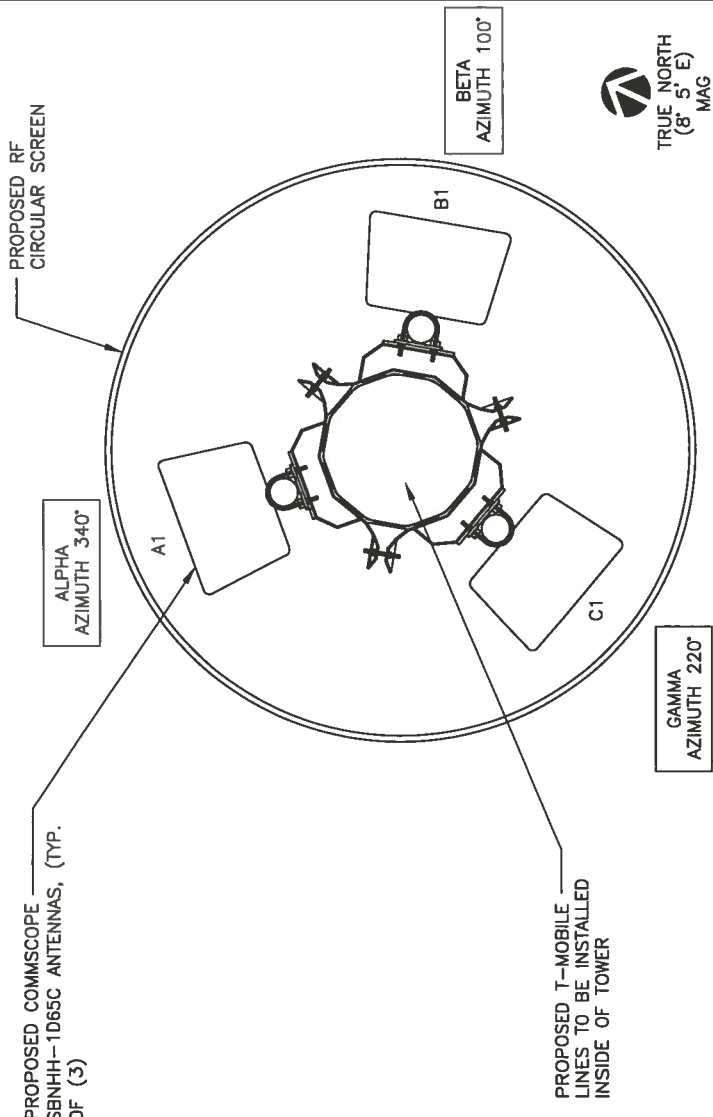
SHEET NUMBER: PROJECT #:
CO-0017

3 OF 6

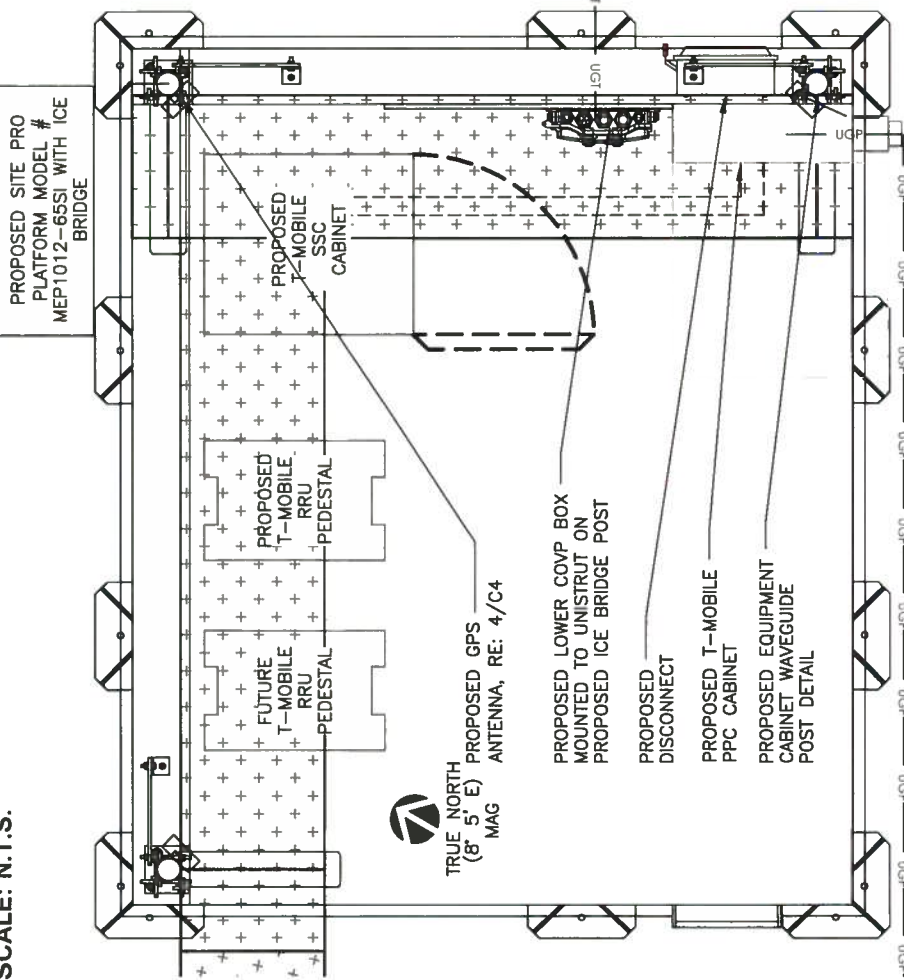
BY: CKD BY: PBJ

REVISION: D

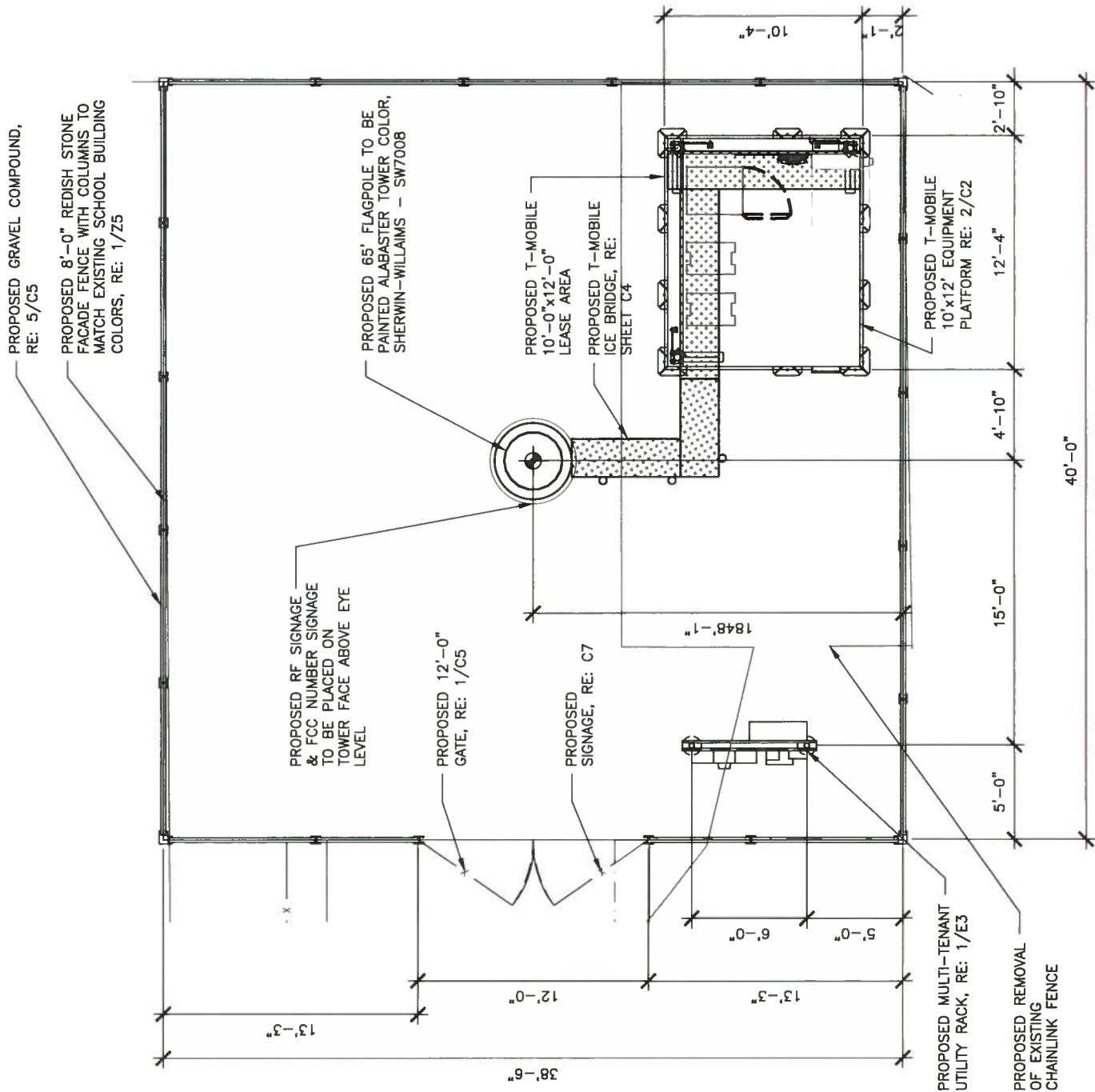
CPC CM1 17-00118



3 ANTENNA AZIMUTH PLAN
SCALE: N.T.S.



2 ENLARGED SITE PLAN
SCALE: 3/8"=1'-0"-11X17



1 COMPOUND SITE PLAN
SCALE: 1/8"=1'-0"-11X17

FIGURE 1

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D	12/19/17	PRELIM ZDS	PBJ

SHEET TITLE:
**NORTH AND SOUTH
TOWER ELEVATIONS**

SHEET NUMBER: PROJECT #:
4 OF 6

REVISION:
BY: PBJ
CHKD BY: PBJ
D

CPC CM1 17-00118

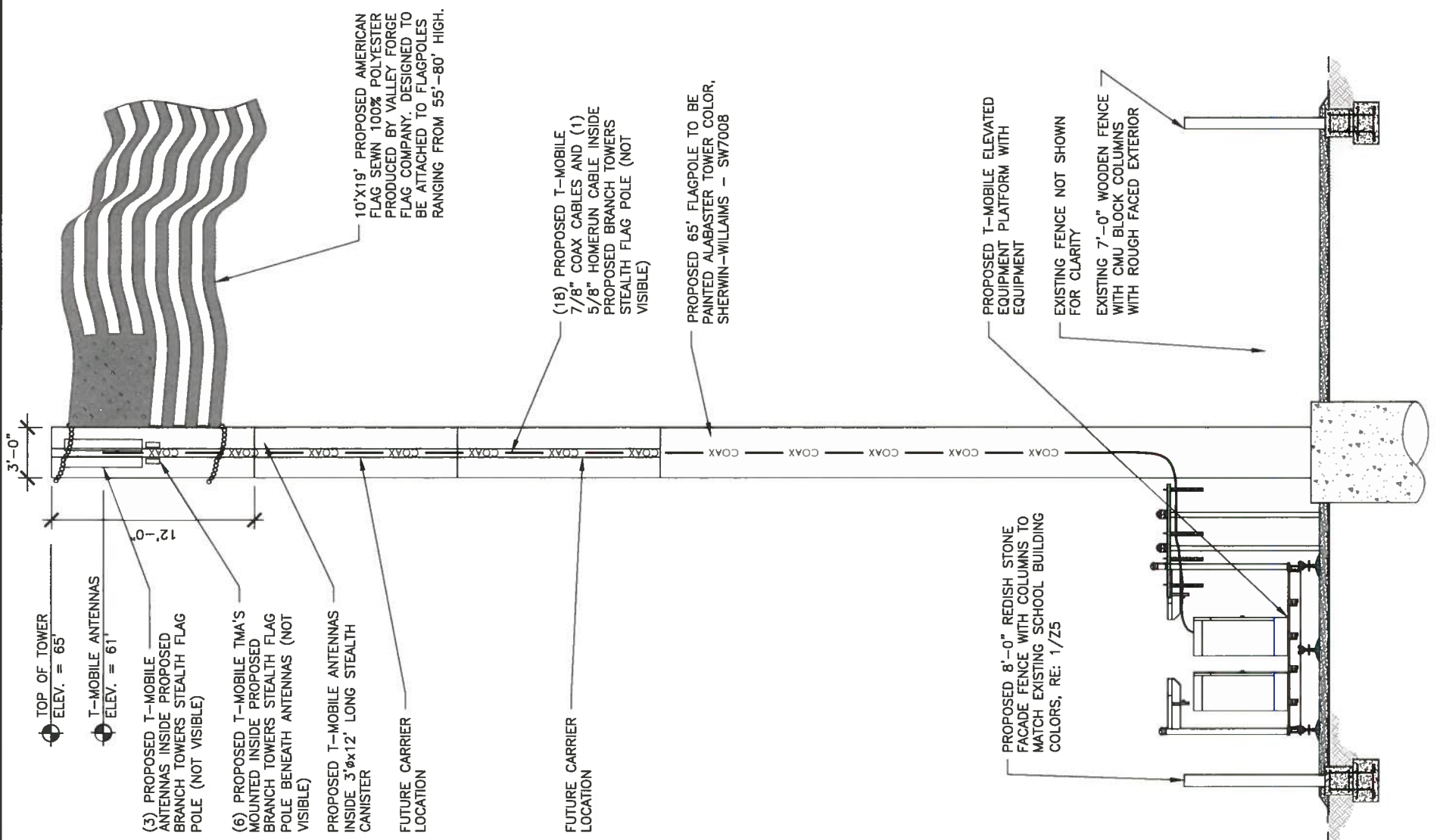
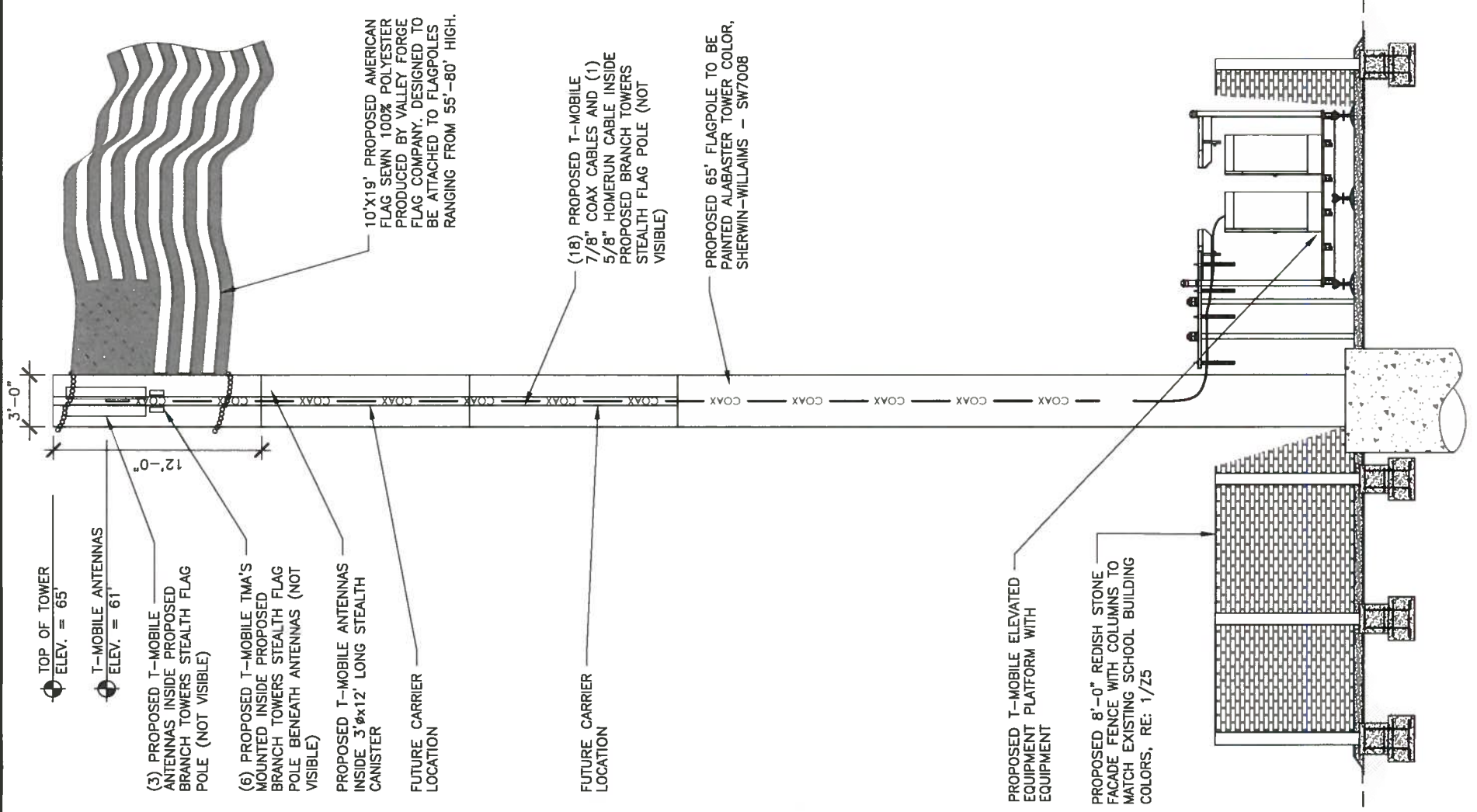


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D	12/19/17	PRELIM ZDS	PBJ

SHEET TITLE:
EAST AND WEST TOWER ELEVATIONS

SHEET NUMBER: PROJECT #:
CO-0017 REVISION:
5 OF 6 BY: TCKD BY: PBJ
PBJ PBJ PBJ

D

CPC CM1 17-00118

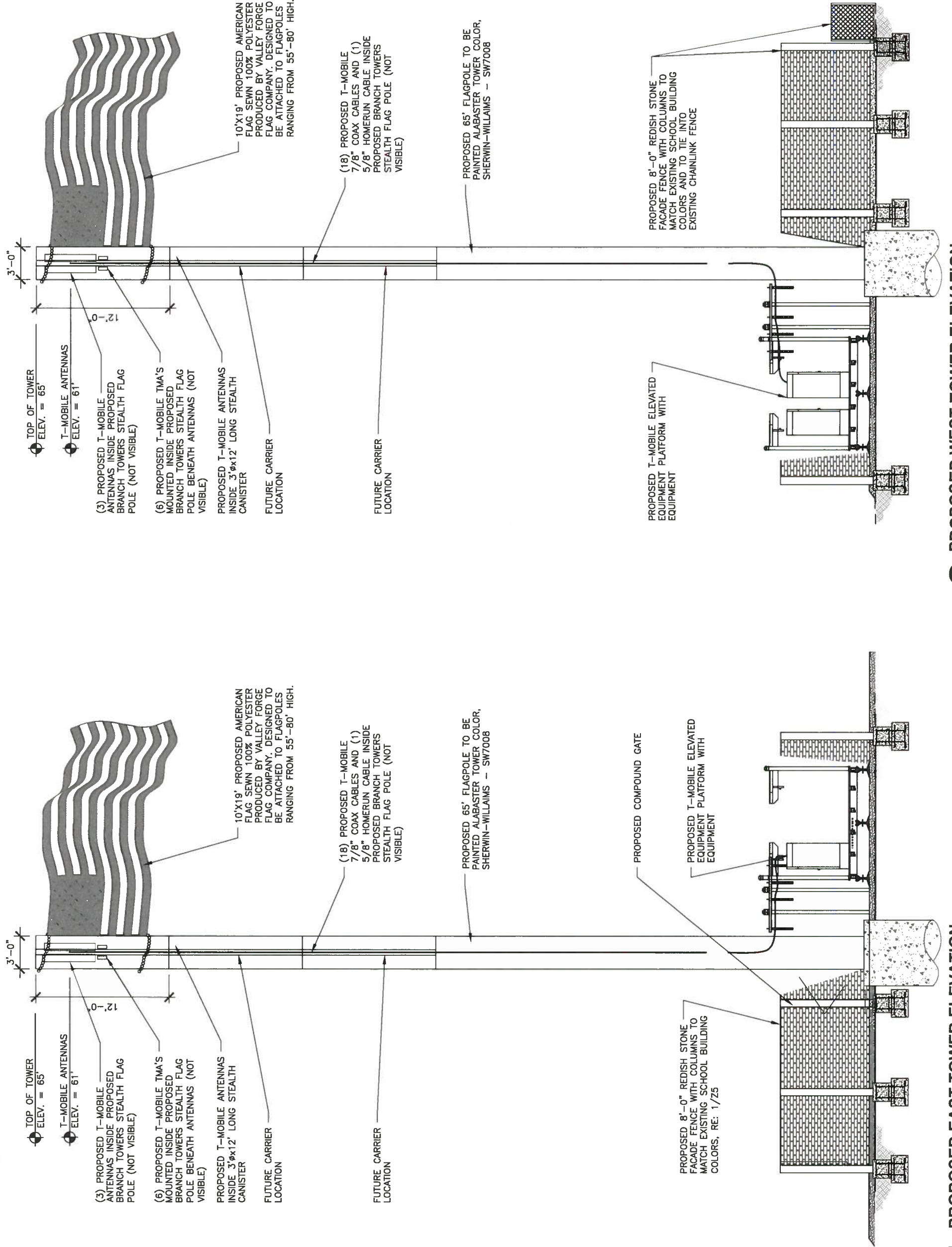


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SHEET TITLE:

LANDSCAPING PLAN

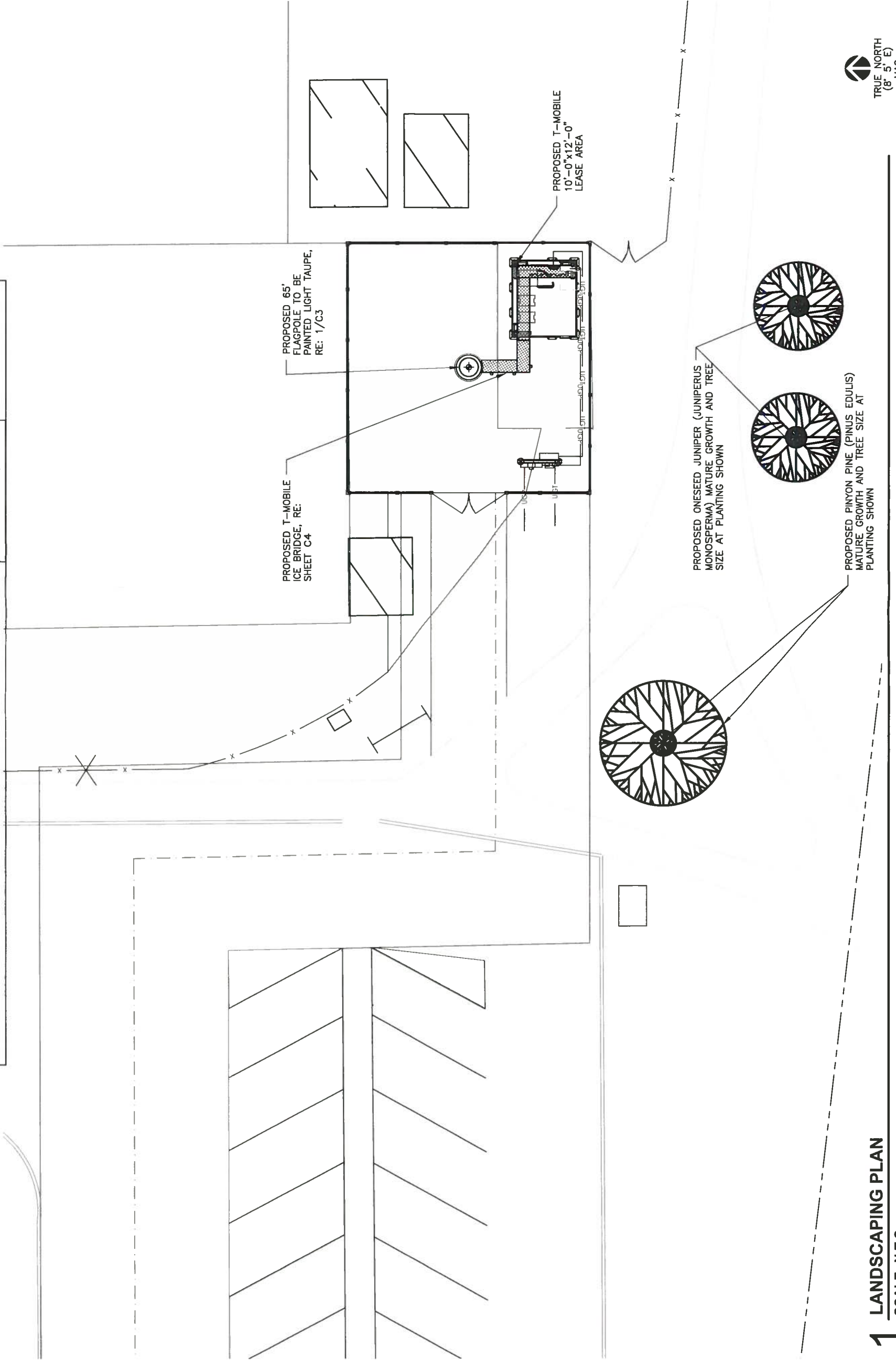
SHEET NUMBER: PROJECT #:
6 OF 6

REVISION:
CO-0017
BY: TCKD BY: PBJ

D

CPC CM1 17-00118

QUANTITY	SCIENTIFIC NAME	COMMON NAME	MATURE SIZE (HT X WT)	WATER CONSUMPTION	GROW RATE
2	"JUNIPERUS MONOSPERMA"	ONESEED JUNIPER	15-20 FT X 15-25 FT	ADAPTABLE TO DROUGHT 13"-20" ANNUALLY	MODERATE
1	"PINUS EDULIS"	PINYON PINE	30-40 FT X 15-25 FT	ADAPTABLE TO DROUGHT 13"-20" ANNUALLY	MODERATE
WOOD MULCH - 3-4" SETTLED					



1 LANDSCAPING PLAN

SCALE: N.T.S.

FIGURE 1