

**CMRS Project Statement:**

**Proposed Project Location:** 444 East Costilla Street, Colorado Springs Co

**TSN:** 6418407082

**Zone:** M2/CR/SS

**Area:** Downtown/Urban

**CMRS No:** 2

**Applicant:**

Vertical Bridge - Represented by ATFAB Wireless Properties – Julie Cocca

2111 E. Baseline Road Suite A6

Tempe, AZ 85283

602-421-4885 Cell

**Property Owner:**

Trans Mix Concrete Co

444 E Costilla Street

Colorado Springs, CO 80901

Ryan O’Neal

[Ryan\\_Oneal@contmtl.com](mailto:Ryan_Oneal@contmtl.com)

This proposal is being submitted for your review and consideration of granting an Administrative Approval for a new concealed CMRS proposed to be located at 444 E Costilla Street. Our proposal is to install a new 80’ mono-pine tree that is designed to accommodate up to 4 wireless communication companies antennas and equipment within the leased equipment area of 30’ x 67’ (2010sf). All utilities will be brought into the lease area for each of the carriers.

This site will provide a central location for multiple carriers and will provide vital services for the Colorado Springs downtown area. The proposed location will provide the ability for multiple carriers to fill in gaps in their networks and reduce the need for additional CMRS locations within the downtown area. With the planned growth in the downtown area wireless communications it as important as all other utilities that businesses rely on to run their businesses.

The 30’ x 67’ (2010 sf) compound will have a 8’ chain link fence surrounding the equipment area with a double gate opening for access to the area, which will blend with other fencing on this property. The equipment area will not be visible to the general public. This is an unmanned facility the carrier’s technician’s may visit monthly to perform general maintenance or in the event of an emergency. This location will not add any additional traffic to the downtown area. The access to the location will be through an existing paved driveway.

This property location was chosen due to the underlying zoning of M2 and the current use of a concrete manufacturing company since 1936. This neighborhood has grown around this industrial property and we believe that our proposal for concealed mono-pine will blend well with other mature trees and vegetation in the area along with being tucked into the property and off the main street.

We believe that our proposal meets with underlying zoning requirements for M2/CR/SS and will add great benefit to the neighborhoods, businesses, emergency services, and hiking paths in the area.

In closing we look forward to working with The City of Colorado Springs Planning group on this project and would welcome any further questions you may have.

Sincerely,

Julie Cocca  
Senior Project Manager