FAIRFAX COUNTY, VIRGINIA
MEMORANDUM

DATE: April 28, 2005

TO: David Marshall, Chief
Facilities Planning Branch, DPZ

FROM: Barbara A. Byron, Director
Zoning Evaluation Division, DPZ

SUBJECT: Proposed Cingular Wireless Telecommunications Facility at 8401 Arlington Boulevard, Tax Map 49-3 ((9)) 11A

This is in response to a request for a determination as to whether the telecommunications facility proposed by Cingular Wireless at 8401 Arlington Boulevard is in substantial conformance with the proffers accepted by the Board of Supervisors in conjunction with the approval of RZ 2003-PR-032 and development conditions imposed in conjunction with the approval of SE 2004-PR-007 for increase in building height. As described in the letter dated March 24, 2005, from Andrew M. Martin, twelve (12) panel antennae (each 54.5 inches long, 10.3 inches wide and 5 inches deep) are proposed to be flush-mounted to the penthouse walls of an existing office building. Six (6) equipment cabinets, each measuring 6x3.5x3 feet, are proposed inside the penthouse. A copy of the above-referenced letter is attached. A sketch attached to the letter depicts the proposed location of the telecommunication facility.

The Zoning Administration Division has determined that a telecommunications facility, as described above, is a permitted use pursuant to the provisions of Sect. 2-514 of the Zoning Ordinance provided that it is determined to be in substantial conformance with any applicable rezoning and special exception. It is my determination that the telecommunications facility described above would be in substantial conformance with the above-referenced approvals. Please note that this proposal is also subject to 2232 review requirements and that Cingular Wireless' ability to proceed with its proposal is dependent upon the pending 2232 being approved by the Fairfax County Planning Commission. This determination has been made in my capacity as the duly authorized agent of the Zoning Administrator. If you have any questions regarding this memorandum, call Kul Sandhu at (703) 324-1290.

BAB/KS/memosCingular8401 Arlington Blvd..

Attachments: A/S

cc: Linda Q. Smyth, Supervisor, Providence District
Kenneth A. Lawrence, Planning Commissioner, Providence District
Leslie B. Johnson, Deputy Zoning Administrator, Zoning Permit Review Branch, DPZ
Michelle Brickner, Assistant Director, Land Development Services, DPWES
Andrew A. Martin, Cingular Wireless, 7150 Standard Drive, Hanover, MD 21076
Kevin Guinaw, Chief, Special Projects/Applications Management Branch, ZED, DPZ
File: RZ 2003-PR-032, SE 2004-PR-007; ANT 0504 020, Imaging, Reading File

MEMORANDUM
DEPARTMENT OF PLANNING AND ZONING
PLANNING DIVISION

RECEIVED
Dept. of Planning & Zoning
APR 13 2005
Zoning Administration Div.
2005-0369

TO: Zoning Administration Division, DP&Z
Technology Infrastructure Division, DIT
Other:_____

DATE: 4-13-05

FROM: David B. Marshall, Chief
Facilities Planning Branch, DPZ

SUBJECT: Request for Review: 2232 Review Application

RE: Application Number: FS-P05-10 Tax Map: 49-3 ((9)) 11A

Attached for your review and comment is a 2232 Review application:

RECEIVED FROM: CINGULAR

PROPOSED USE: 12 antennas (54.5" x 10.3" x 5") flush-mounted to penthouse and 6 equipment cabinets (each 6' x 3.5' x 3') in 10' x 22' lease area inside of penthouse on 85.84' building

LOCATION OF USE: 8401 Arlington Boulevard

Please send your comments to David Marshall by: 4/27/05. Additional comments:

****

ZAD Comments:

Property is zoned C3

✓ Proposed use is permitted by Zoning Ordinance and meets all zoning requirements. Pursuant to Par 1 of Sect 2-514
____ Proposed use does not meet all Zoning Ordinance requirements as follows:

Referred to ZED for the following: must be in substantial conformance with proffers associated with RZ 2003-PR-032 and SE 2004-PR-007

ZAD comments prepared by: LKIRST Date 4-14-05

****

ZED Comments:

_____ Proposed use is in substantial accord with all development conditions and/or proffers.
_____ Proposed use is not in substantial accord with development conditions and proffers.

ZED comments prepared by: _____ Date: _____

****

Distributed: ZAD____ DIT____ PC Member_____ Other_____

RECEIVED
Department of Planning & Zoning
APR 14 2005
Zoning Evaluation Division

O:\DMARSH\TELECOM\CINGULAR\2232 REVIEW.DOC

COUNTY OF FAIRFAX, VIRGINIA

APPLICATION FOR DETERMINATION PURSUANT TO SECTION 15.2 – 2232 OF THE CODE OF VIRGINIA

(Please Type or Print All Requested Information)

APPLICATION NO.: FS-P05-10
(To be assigned by staff)

APPLICANT(S:)

Name of Applicant: Cingular Wireless PCS, LLC a Delaware LLC

Applicant's Street Address 7150 Standard Drive

City/Town Hanover State Maryland Zip Code 21076

Name of applicant's agent/contact (if applicable): Andrew Martin (Velocitel)

Telephone Number: Work (410) 903-0880 Home (____) _____ Fax (410) 712-7827

E-mail address a.martin@velocitel.net

Agent's Street Address 7150 Standard Drive

City/Town Hanover State Maryland Zip Code 21076

Telephone No.: Work (410) 903-0880 Home (____) _____ Fax (410) 712-7827
(Please provide the name of contact person if different from above)

PROPOSED USE:

Facility Name Prosperity

Proposed use is (check one):
_____ Public area
_____ Public building or structure
X Public utility or public service corporation facility including telecommunications uses
Other: _____

Street Address of Use: 8401 Arlington Blvd

City/Town Fairfax State VA Zip Code 22031

Fairfax County Tax Map Number 049-3-09-0011-A

Brief Description of Proposed Use:

An unmanned telecommunications facility consisting of six (6) panel antennas (6 for future use) flush mounted to building wall and placement of 1 BTS and 1 NUSS cabinet inside of penthouse.

Total area or portion of subject parcel(s)/lot(s) 117,836 sq.ft. (acres or square feet)
Portion of site on which proposed use located 0 sq.ft. (inside bldg.) (acres or square feet)

Dimensions and height of proposed use: Utilizing existing building and installing six (6) panel antennas (6 future)

OWNER(S) OF RECORD: Dewberry III LP (Dewberry Building)

Street Address 8401 Arlington Blvd.

City/Town Fairfax State Virginia Zip Code 22031

COUNTY SUPERVISOR DISTRICT: Providence

CURRENT ZONING OF PROPERTY: C-3 (Office)

LIST ALL APPLICABLE PROFFER CONDITIONS, DEVELOPMENT PLANS, SPECIAL EXCEPTIONS, SPECIAL PERMITS OR VARIANCES RELATED TO THIS SITE:

PLANNED USE OF PROPERTY (as shown on Comprehensive Plan):
Commercial

A **Statement of Justification** shall be completed by the applicant and attached as part of this application. The undersigned has the power to authorize and does hereby authorize Fairfax County staff representatives to enter onto the subject property as necessary to process and review this application.

Name of Applicant or Agent Andrew M. Martin

Signature of Applicant or Agent

Date 4/8/05

****

DO NOT WRITE IN THIS SPACE

Date application received: 3/24/05 By: DBW

Date application accepted: 4/12/05 By: WMH

CINGULAR WIRELESS STATEMENT OF JUSTIFICATION VIRGINIA CODE § 15.2-2232 APPLICATION ("2232") DEWBERRY BUILDING LOCATED AT 8401 ARLINGTON BOULEVARD

Cingular Wireless ("Cingular") is applying to install a telecommunication rooftop installation on the Dewberry Building at US Route 50 (8401 Arlington Boulevard) and Williams Drive in Fairfax Virginia. The site can be found on Tax Map 49-03-09-0011-A. Cingular requests a determination that this proposal is in accordance with the guidelines and policies relating to telecommunication facilities in the Fairfax County Comprehensive Plan.

1. DESCRIPTION OF PROPOSED USE *(See attached Application Form B, "Project Description Summary,")*

The proposed facility is an unmanned telecommunication facility consisting of twelve (12) antennas (six upon completion and 6 for future use) flush mounted to building wall and placement of base radio equipment inside of the penthouse. The building currently has another telecommunication facility located on the building's rooftop.

Cingular is able to utilize the existing building structure to accommodate the antennas (54.5" x 10.3" x 5.0") and base radio equipment within a 10' x 22' fenced in area inside the penthouse. The antennas will be painted to match the building facade. The antenna type are Kathrein model type AP 11/16-880/1940/088D/ADT/XXP (see attached antenna specification "cut sheet").

The site is unmanned and therefore there are no hours of operation other than occasional maintenance usually consisting of one visit per month.

2. REQUIREMENT FOR PROPOSED USE

The proposed telecommunication facility will serve as an in-fill site to enhance cellular phone coverage along SR 699 (Prosperity Avenue) and US 50 (Arlington Blvd.). A new telecommunication site is required to serve an "in-fill" area where existing sites in the area are not providing adequate service. The US50 corridor has an Average Daily Traffic count

of 56,000 with a total population served estimated to be 39,322. The proposed site will accommodate the anticipated users in the area.

3. ANTICIPATED IMPACTS ON ADJOINING PROPERTIES AND ON-AND OFF-SITE ENVIRONMENTAL FEATURES

There will be minimal impacts of the proposed use to adjoining properties, the environment and transportation systems. As stated in Section 1 above, the facility is unmanned and requires only minimal maintenance to the equipment. There will be no noise emitted from the site and no lighting is required. The proposed antennas will be flushed mounted and painted to match the exterior of the building.

4. RELATIONSHIP OF THE PROPOSAL TO THE COMPREHENSIVE PLAN

The proposed telecommunication facility is located on an existing building within commercially zoned property. The Comprehensive Plan designates the property as Commercial land use. The proposed use is consistent with the land use objectives found in the Comprehensive Plan for public facilities.

5. ALTERNATIVE SITES CONSIDERED FOR THE PROPOSAL

Other sites considered for the proposed telecommunication facility included the water tank located on the Fairfax Hospital property and owned by Fairfax County Water Authority. The difficulty in leasing and construction of the site persuaded Cingular to discount this candidate. Other buildings in the area could not meet the radio frequency objectives that the proposed site achieves. Furthermore, leasing of the Dewberry building was less problematic due to the fact that there is an existing telecommunication lease on the property.

6. OTHER INFORMATION AS MAY BE DEEMED APPROPRIATE BY THE 2232 REVIEW COORDINATOR

Other information provided to assist in the review of our application include:

- Photo simulation of proposed use and relationship to structures
- Perspective rendering of proposed use
- Statement from property owner, if other than applicant, confirming that applicant has or will have the right to use the property as proposed.

APPLICATION FORM B

TELECOMMUNICATION PROPOSAL
PROJECT DESCRIPTION SUMMARY

APPLICANT: Cingular Wireless PCS, LLC a Delaware LLC

APPLICATION IS (check one):

_____New structure (monopole or tower or camouflaged facility)
__X__Placement on building façade
_____Placement on building rooftop
_____Collocation on other existing telecommunications structure (monopole or tower)
_____Collocation on other structure (non-building such as a Virginia Power tower or pole or a water tower etc.)
_____Amendment to previously approved telecommunications facility:
prior application number: _____
date of approval: _____

PROJECT DETAILS:

1. Number and all dimensions (height, width, depth, diameter) and a description of the type and wattage of the antenna:
   Kathrein-Scala AP11/16-880/1940/088D/ADT/XXP Antennas of sizes 54.5" x 10.3" x 5.9"

2. Number and all dimensions and a description of the type of equipment cabinet or structure; (width, length, height and square footage) including the height of platforms, if any:
   BTS Cabinets inside of penthouse (approximately 3 1/2' x 3' x 6') using 220 sq.ft of leased space

3. Material and color of the antenna and antenna mounting:
   Color will match building facade

4. Material and color of the related equipment cabinet or structure:
   White cabinets located inside of penthouse.

5. Height, material and color of the structure on which the antennas will be mounted:
   Antennas will be placed on penthouse which is 106'-5" and made of stone masonry construction with a tan to white finish

cingular WIRELESS

SITE NO.: 1098

SITE NAME: PROSPERITY - DEWBERRY BLDG.

8401 ARLINGTON BOULEVARD

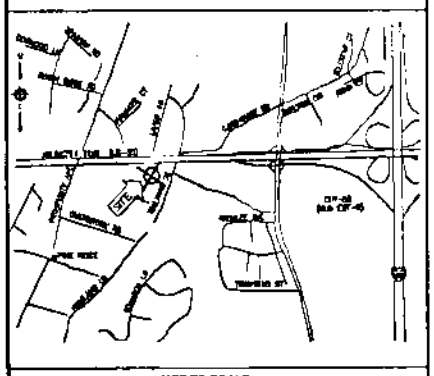
FAIRFAX, VA 22031

DRAWING INDEX		REV.
T-1	TITLE SHEET	C
C-1	GENERAL NOTES	C
C-2	SITE PLAN AND ROOF PLAN	C
C-3	CABINET & ANTENNA LOCATION PLAN & DETAILS	C
C-4	BUILDING ELEVATION VIEWS	C
C-5	BUILDING ELEVATION VIEWS	C
C-6	DETAILS AND ANTENNA RF SCHEDULE	C
C-7	CONSTRUCTION DETAILS	C
E-1	POWER, GROUNDING AND TELCO RISER DIAGRAM	C
E-2	ELECTRICAL AND GROUNDING PLANS	C
E-3	GROUNDING PLAN	C
E-4	GROUNDING NOTES AND SYMBOLS	C
E-5	POWER DIAGRAMS AND ELECTRICAL NOTES	C
E-6	ELECTRICAL AND GROUNDING DETAILS	C

VICINITY MAP

DIRECTIONS TO THE SITE:

[illegible]



NOT TO SCALE

SITE INFORMATION

OWNER:	DEWBERRY III LLC 8401 ARLINGTON BLVD. FAIRFAX, VA 22031
CINGULAR I.D.#:	1098
SITE NAME:	PROSPERITY - DEWBERRY BLDG.
APPLICANT:	CINGULAR WIRELESS 7150 STANDARD DRIVE HANOVER, MD 21076
SITE ADDRESS:	8401 ARLINGTON BOULEVARD FAIRFAX, VIRGINIA, VA 22031
COUNTY:	FAIRFAX COUNTY
LATITUDE:	N 38° 51' 53.9" (NAD 83)
LONGITUDE:	W 77° 14' 05.4"(NAD 83)
JURISDICTION:	FAIRFAX COUNTY
ZONING:	C-3, OFFICE
AREA OF CONSTRUCTION:	0.0 S.F.
CONSTRUCTION TYPE:	3A
USE GROUP:	B
TAX MAP:	049-3-08-0011-A

APPROVALS

CINGULAR WIRELESS CONSTRUCTION APPROVAL:

PRINT NAME

SIGNATURE DATE

CINGULAR WIRELESS RF APPROVAL:

PRINT NAME

SIGNATURE DATE

OWNER'S APPROVAL:

NAME

SIGNATURE DATE

PROJECT INFORMATION

DO NOT SCALE DRAWINGS

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ENGINEERS IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK.

THIS DOCUMENT WAS DEVELOPED TO REFLECT A SPECIFIC SITE AND ITS SITE CONDITIONS AND IS NOT TO BE USED FOR ANOTHER SITE OR WHEN OTHER CONDITIONS PERTAIN. REUSE OF THIS DOCUMENT IS AT THE SOLE RISK OF THE USER.

PROJECT DESCRIPTION

THIS PROPOSAL IS FOR AN UNMANNED TELECOMMUNICATIONS FACILITY CONSISTING OF SIX (4') PANEL ANTENNAS (6 FOR FUTURE USE) FLUSH MOUNTED TO BUILDING WALL AND PLACEMENT OF 1 BTS AND 1 NUSS CABINET AND (4 FUTURE) INSIDE OF THE PENTHOUSE. LEASE AREA 10'x 22' TO BE CLOSED WITH 8' HIGH FENCE.

PROJECT CONTACTS

	NAME	COMPANY	PHONE NUM.
AAE	RICHARD CASSIDY	DEWBERRY	[illegible]
SITE ACQ.	ANDREW MARTIN	VELOCITEL	[illegible]
RF ENGINEER	OWEN JENKINS	SFI	[illegible]
CONSTRUCTION	JEFF ZIK	VELOCITEL	[illegible]
BUILDING MANAGER	GARY STORY	DEWBERRY	[illegible]

UTILITY CONTACTS

ELECTRIC	VIRGINIA DOMINION POWER (PEPCO)
TELEPHONE	VERIZON
UNDERGROUND UTILITY MARKOUT	MFG UTILITY 1-800-267-7777

SAVE BIG, CALL 72 HOURS BEFORE YOU DIG. 1-800-267-7777

Dewberry

Dewberry & Davis LLC

cingular WIRELESS

VelociTel

SITE NO.: 1098
SITE NAME:
PROSPERITY - DEWBERRY BLDG.
8401 ARLINGTON BOULEVARD
FAIRFAX, VIRGINIA, VA 22031

SEAL

KEY PLAN

No.	DATE		Description
C	[illegible]	[illegible]	[illegible]
B	10/22/04	[illegible]	[illegible]
A	10/15/04	[illegible]	[illegible]

REVISIONS

DRAWN BY EM

APPROVED BY RJH

CHECKED BY MCC

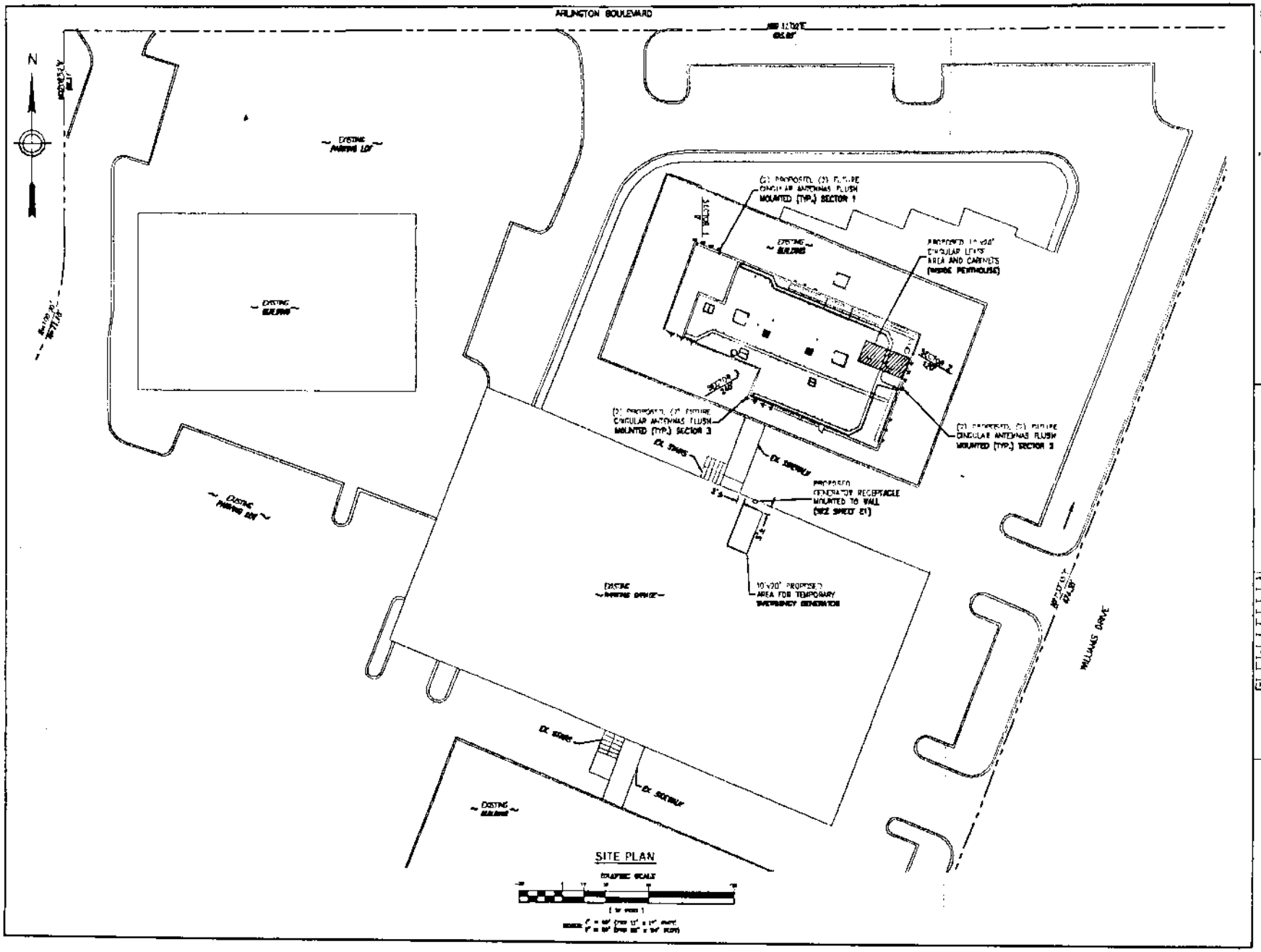
DATE

TITLE

TITLE SHEET

PROJECT NO.

T-1



Dewberry

Dewberry & Davis LLC

cingular WIRELESS

Velocitel

SITE NO.: 1098
SITE NAME:
PROSPERITY - DEWBERRY BLG.
8401 ARLINGTON BOULEVARD
FAIRFAX, VIRGINIA, VA 22031

SEAL

KEY PLAN

No.	DATE		Description
C	[illegible]	[illegible]	[illegible]
B	[illegible]	[illegible]	[illegible]
A	[illegible]	[illegible]	[illegible]

REVISIONS

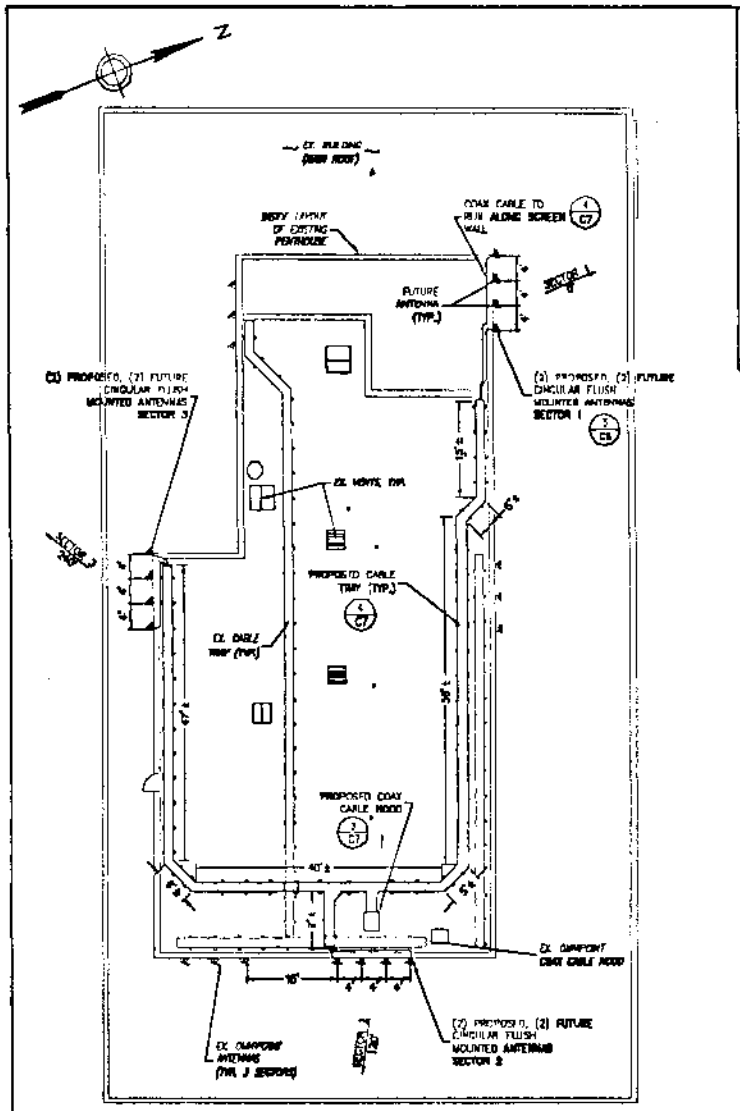
DRAWN BY: [illegible]
APPROVED BY: [illegible]
CHECKED BY: [illegible]
DATE:

TITLE

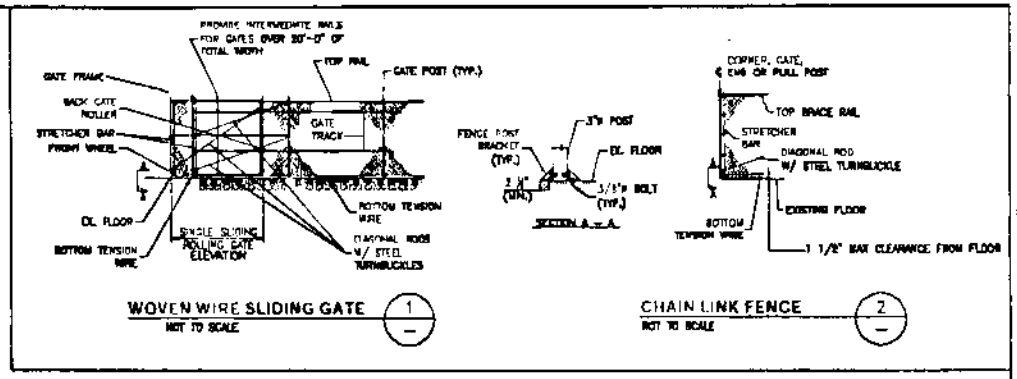
SITE PLAN
AND GENERAL NOTES

PROJECT NO.

C-2

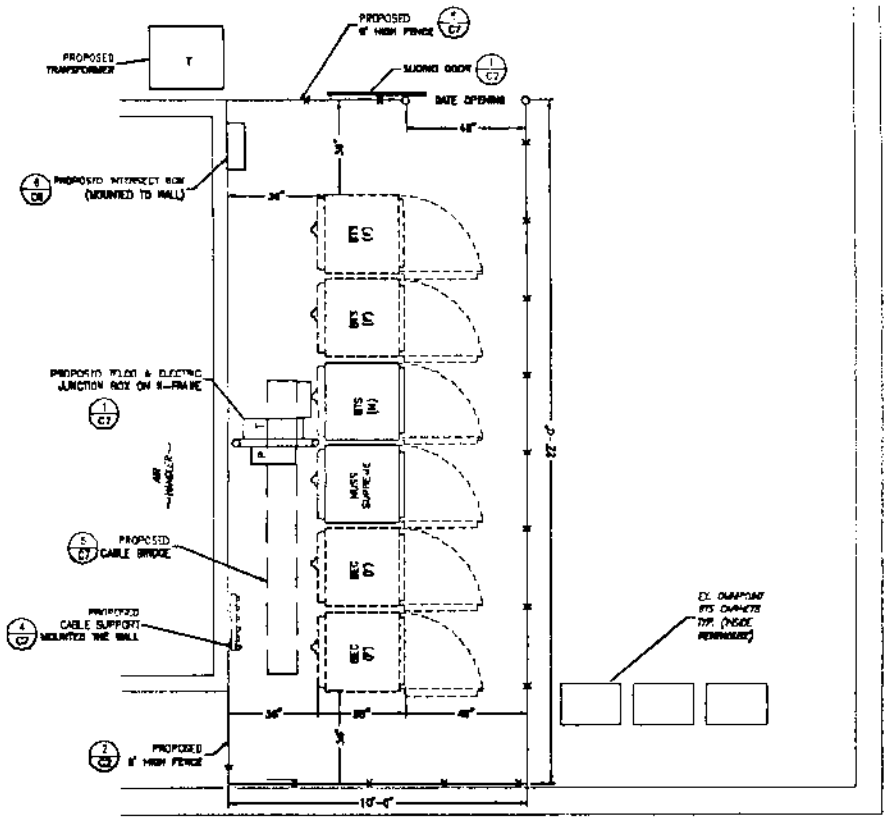


ROOF PLAN



WOVEN WIRE SLIDING GATE (1)
NOT TO SCALE

CHAIN LINK FENCE (2)
NOT TO SCALE



DETAILED EQUIPMENT PLAN
SCALE: 1" = 2'

Dowberry

Dowberry & Davis LLC

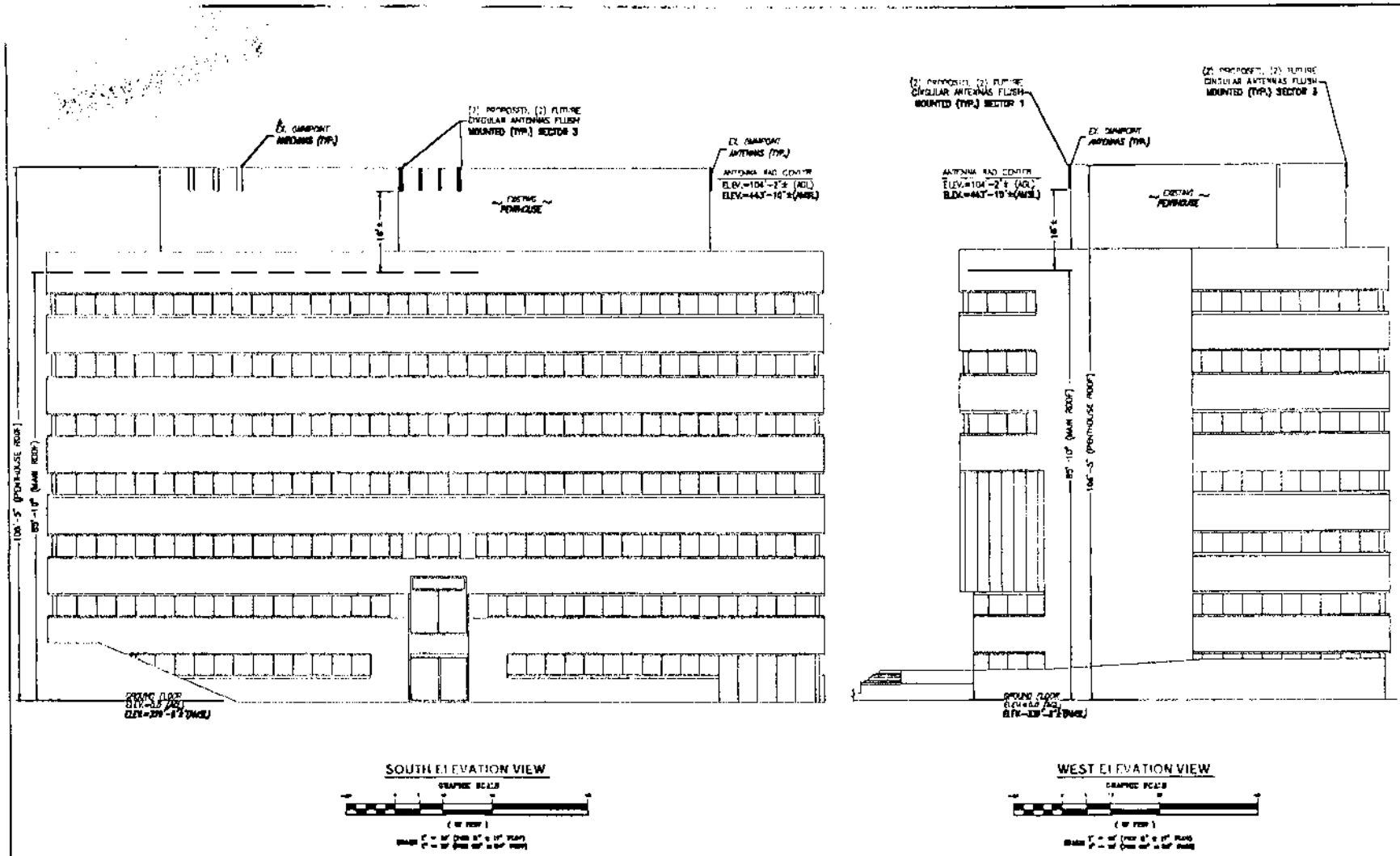
cingular WIRELESS

Velocitel

SITE NO.: 1098
SITE NAME:
PROSPERITY - DEWBERRY BLD.

CABINET & ANTENNA LOCATION PLAN & DETAILS

C-3



Dewberry

Dewberry & Davis LLC

cingular WIRELESS

VelociTel

SITE NO.: 1098
SITE NAME:
PROSPERITY - DEWBERRY BLG.

No.	DATE		Description
C	[illegible]	TM	[illegible]
B	[illegible]	TM	[illegible]
A	[illegible]	TM	[illegible]

REVISIONS

DRAWN BY TM
APPROVED BY [illegible]
CHECKED BY [illegible]
DATE

TITLE

BUILDING
ELEVATIONS VIEW

PROJECT NO.

C-5

CABLE SCHEDULE AND RF SYSTEM DESIGN PLAN

AP11/16-880/1940/0880/AOT/XXP – 806/880 MHz

	ANTENNA POSITION	TYPE OF ANTENNA	RAD CENTER	COAX SIZE	EST. LENGTH	TAPE COLOR
SECTOR 1	#1	806–10121 (AP11/16–880/1940/0880/AOT/XXP) – 806/880 MHz	104'–2"±	1 5/8"ø	140'	BROWN
	#2*	FUTURE				BROWN/RED
	#3*	FUTURE				BROWN/RED/BROWN
	#4	806–10121 (AP11/16–880/1940/0880/AOT/XXP) – 806/880 MHz	104'–2"±	1 5/8"ø	140'	RED
SECTOR 2	#1	806–10121 (AP11/16–880/1940/0880/AOT/XXP) – 806/880 MHz	104'–2"±	1 5/8"ø	40'	ORANGE
	#2*	FUTURE				ORANGE/YELLOW
	#3*	FUTURE				ORANGE/YELLOW/ORANGE
	#4	806–10121 (AP11/16–880/1940/0880/AOT/XXP) – 806/880 MHz	104'–2"±	1 5/8"ø	40'	YELLOW
SECTOR 3	#1	806–10121 (AP11/16–880/1940/0880/AOT/XXP) – 806/880 MHz	104'–2"±	1 5/8"ø	110'	GREEN
	#2*	FUTURE				GREEN/BLUE
	#3*	FUTURE				GREEN/BLUE/GREEN
	#4	806–10121 (AP11/16–880/1940/0880/AOT/XXP) – 806/880 MHz	104'–2"±	1 5/8"ø	110'	BLUE
	(GPS MOUNTED ON CABLE TRAY)					

OF ANTENNAS PER SECTOR: 4 (INSTALL 2, RESERVE 2)

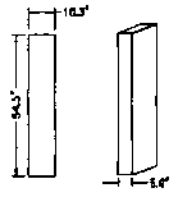
* INDICATES RESERVE ANTENNAS

NEW EQUIPMENT? YES EQUIPMENT PLATFORM SIZE: N/A

CABLE SCHEDULE AND RF SYSTEM DESIGN PLAN

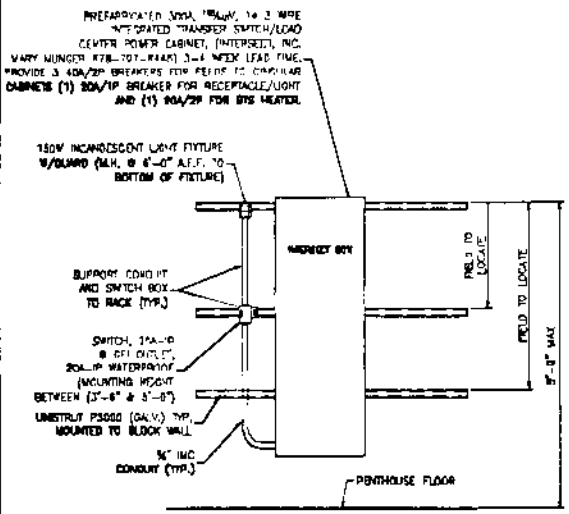
NOTES:

1. ALL ANTENNAS TO BE FURNISHED WITH DOWNTILT BRACKETS. CONTRACTOR TO COORDINATE REQUIRED MECHANICAL DOWNTILT AS SHOWN ON THE BLUE SHEET.
2. ANTENNA CENTERLINE HEIGHT IS IN REFERENCE TO ELEVATION 0.0' (AGL).
3. CHECK RF BLUE SHEET FOR LATEST ANTENNA TYPE & AZIMUTH.
4. CONTRACTOR SHALL VERIFY ANTENNA TYPE AND AZIMUTH WITH CONSTRUCTION MANAGER PRIOR TO CONSTRUCTION.

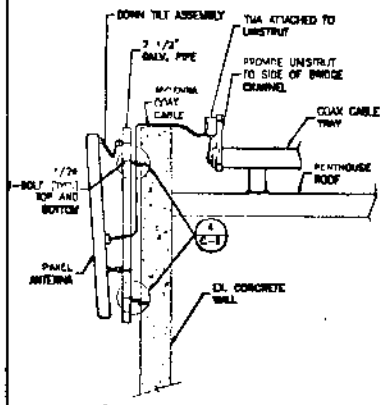


PRODUCTION DUAL BAND ANTENNA
806–10121 (AP11/16-880/1940/0880/AOT/XXP)
806/880 MHz

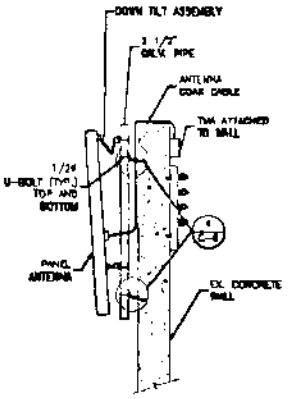
PANEL ANTENNA DETAIL (1)
NOT TO SCALE



INTERSECT BOX AND EMERGENCY GEN. DISCONNECT (6)
NOT TO SCALE

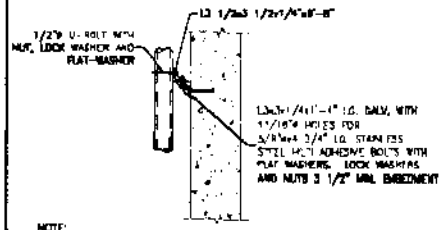


(SECTOR 2 & 3)



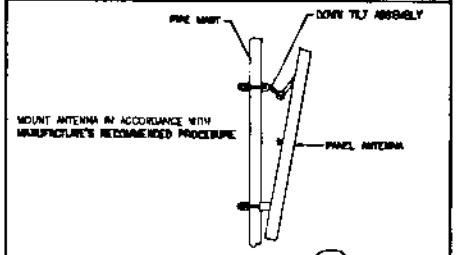
(SECTOR 1)

ANTENNA SECTION (3)
NOT TO SCALE

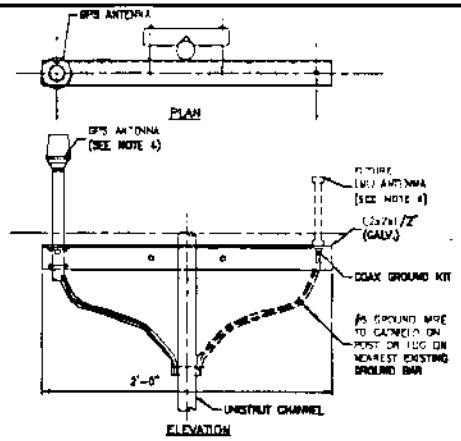


NOTE:
1. DRILL HOLES INTO EXISTING WALL, INSTALL ANCHOR BOLTS, SEAL AROUND BOLT AT EXTERIOR FACE OF BUILDING WITH A ONE COMPONENT POLYURETHANE BASE ELASTOMERIC SEALANT.

ANTENNA CONNECTION DETAIL (4)
NOT TO SCALE



ANTENNA DOWNTILT (2)
NOT TO SCALE



NOTES:
1. LOCATION OF ANTENNA MUST HAVE CLEAR VIEW OF SOUTHERN SKY AND CANNOT HAVE ANY BLOCKAGES EXCEEDING 25% OF THE SURFACE AREA OF A HEMISPHERE AROUND THE GPS ANTENNA.
2. ALL GPS ANTENNA LOCATIONS MUST BE ABLE TO RECEIVE CLEAR SIGNALS FROM A MINIMUM OF FOUR (4) SATELLITES. VERIFY WITH HAND HELD GPS BEFORE FINAL LOCATION OF GPS ANTENNA.
3. THE WEIGHT OF ANTENNA MOUNT IS 2 LBS.
4. GPS AND SURGE PROTECTOR PROVIDED BY CINGULAR

STANDARD GPS/LMU ANTENNA MOUNTING (5)
NOT TO SCALE

Dewberry

Dewberry & Davis LLC

cingular WIRELESS

VelociTel

SITE NO.: 1093
SITE NAME:
PROSPERITY - DEWBERRY BLG.
8609 ARLINGTON BOULEVARD
FAIRFAX, VIRGINIA, VA 22031

Rev.	Date	Description
C	04/23/04	EW	MAB	ENV. ANTENNA CHANGE
B	11/21/04	EW	ENV. TRANSMITTAL
A	11/21/04	EW	ENV. TRANSMITTAL

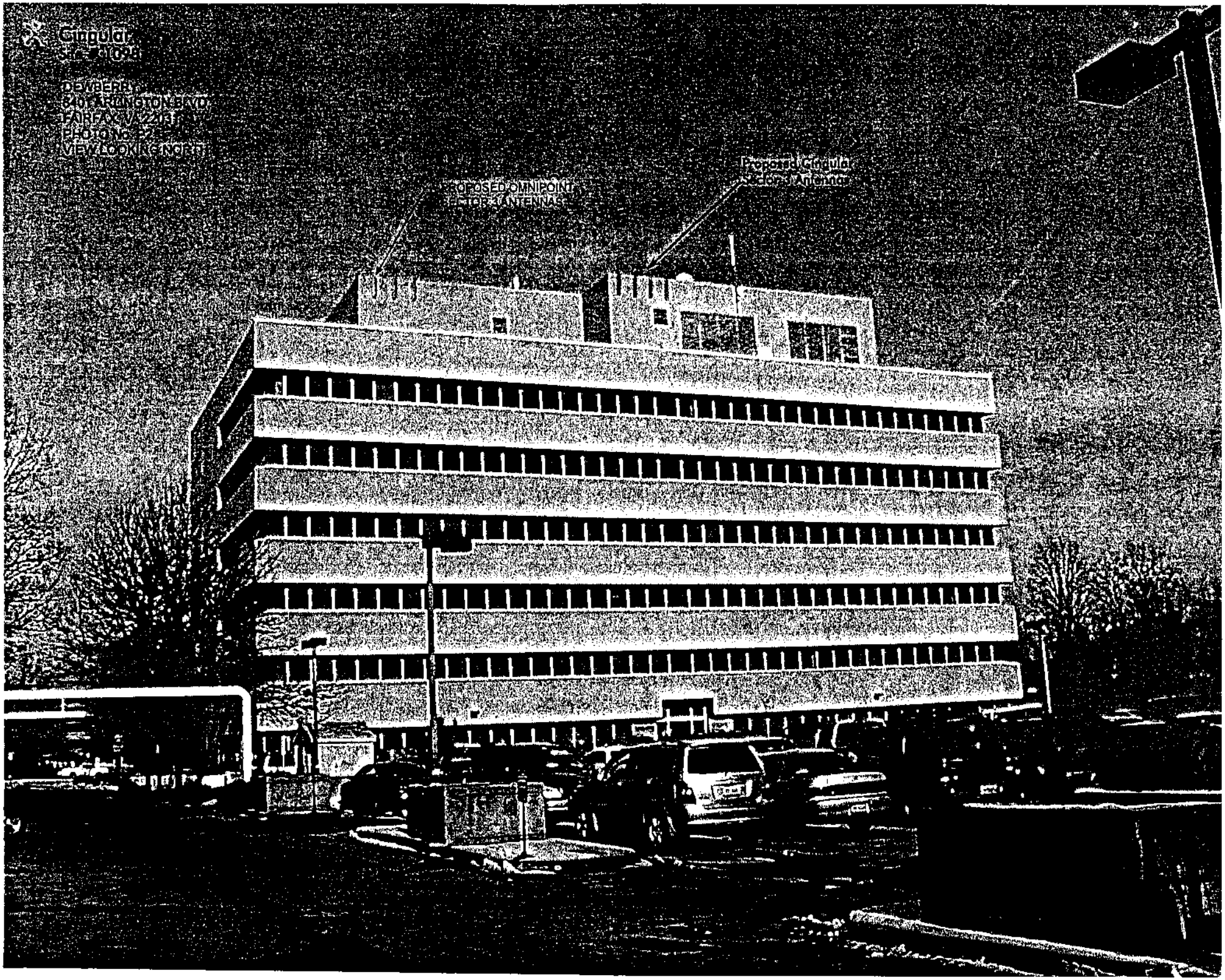
REVISIONS

DRAWN BY: EW
APPROVED BY: MM
CHECKED BY: MCG
DATE:

DETAILS AND ANTENNA RF SCHEDULE

PROJECT NO.

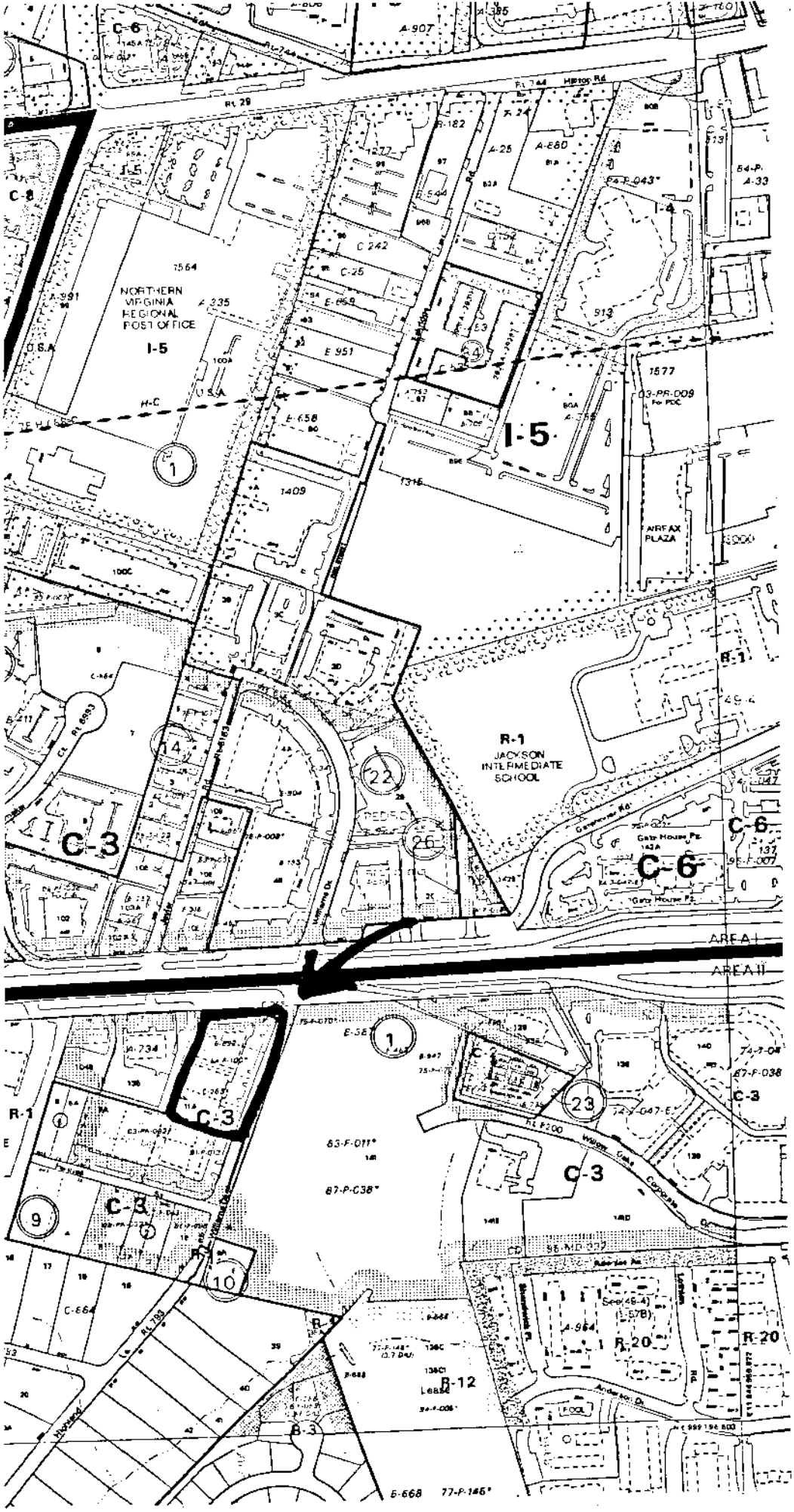
C-6


Cingular
DEWBERRY
2201 ARLINGTON BLVD
FAIRFAX, VA 22031
PHOTO NO. 2
VIEW LOOKING NORTH
PROPOSED OMNIPOINT
SECTOR ANTENNAS
Proposed Cingular
Sector Antenna

Cingular
Site # 1098

DEWBERRY
8401 ARLINGTON BLVD.
FAIRFAX, VA 22031
PHOTO No. P1
VIEW LOOKING WEST

VICINITY MAP
(Tax Map 49-3)



N

FEET

Map File is 50" X 75" based on USGS 1:24,000 scale 7.1/2 minute Quad. Virginia Coordinate System values are of 1983 North Zone in U.S. feet based on NAD 83/96 Map Precision GPS Network adjustment

National Geodetic Vertical Datum 1929

GENERAL NOTES

ZONING

Proffers and Covenants:

The use or development of the property or properties subject of the rezoning application submitted is restricted beyond the designated zoning district regulations by proffered conditions (*) or covenants. A complete explanation is provided on page 1 of the official zoning map.

Zoning revised to 1/1/04 subsequent changes not reflected.

The information contained on this map is NOT to be interpreted or used as a "legal description". Fairfax County does not provide any guarantee of accuracy or completeness regarding the map information. Any errors or omissions shown in response to the Fairfax County Geographic Information Service Branch of the Department of Information Technology. In no event will Fairfax County be liable for any damages, including but not limited to loss of data, lost profits, business interruption, loss of business, inconvenience or any other pecuniary loss that might arise from the use of this map or information it contains.

ADMINISTRATIVE INDEX

48-2	49-1	49-2
48-4	49-3	49-4
58-2	59-1	59-2

SHEET INDEX

PROPERTY MAP ZONING

49-3

Revised to: 01/01/04

Prepared by

DEPARTMENT OF INFORMATION TECHNOLOGY
Enterprise Application Services Division
Geographic Information Services
12000 Government Center Parkway, Suite 117
Fairfax, Virginia 22035-0084
(703) 324-2712
FAX (703) 324-9071

© 2004, THE COUNTY OF FAIRFAX

Plot Date: 24 Feb 04

Cingular
Site # 1098

DEWBERRY
8401 ARLINGTON BLVD.
FAIRFAX, VA 22031
PHOTO No. P3
VIEW LOOKING SOUTH

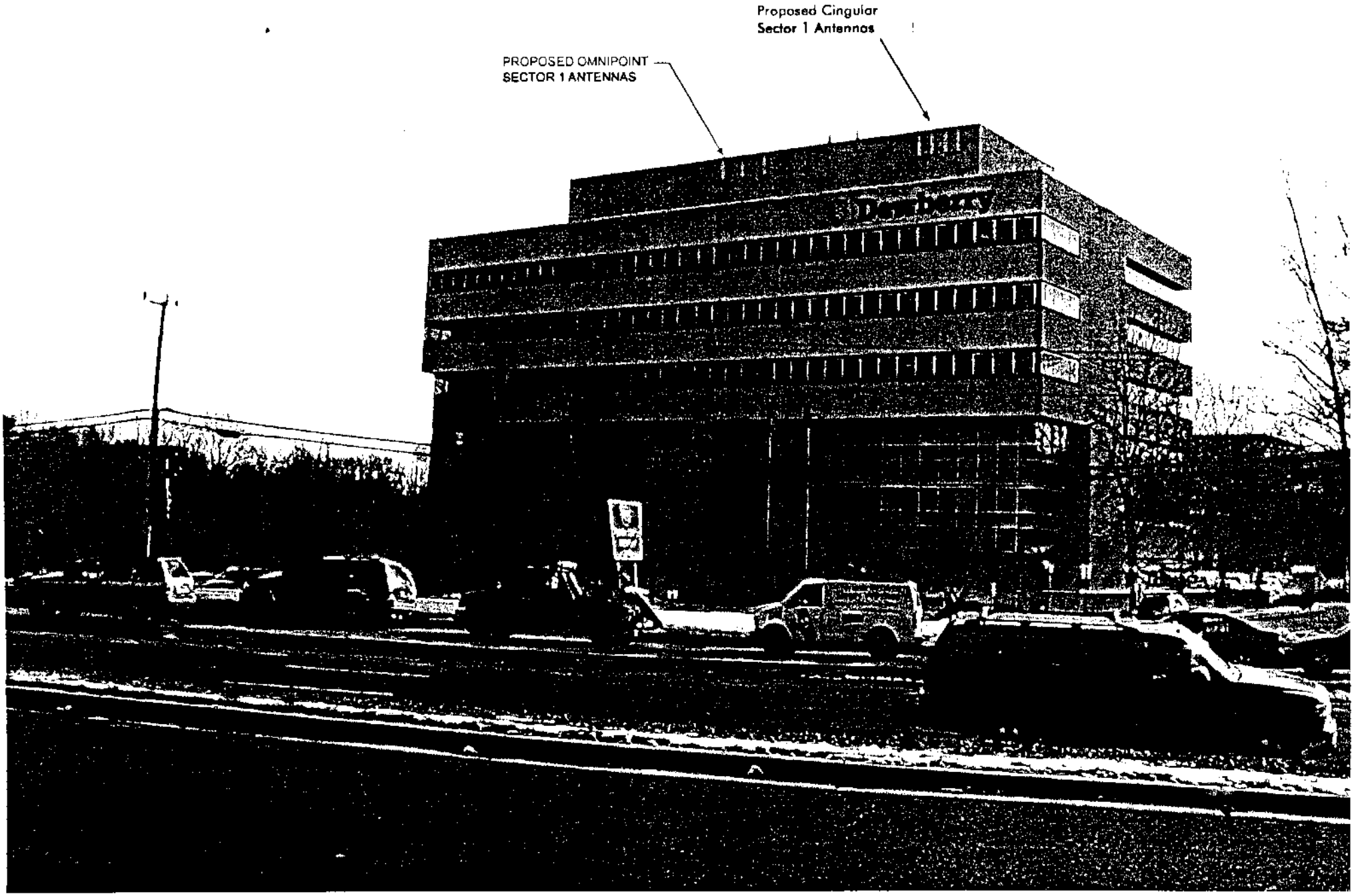


EXHIBIT "B"

Description of Leased Premises

(Describe as applicable (i) Leased Premises, (ii) Building Space and (iii) Rooftop Space together with ~~easements~~ Access Rights for ingress, egress and utilities and depict on the Site Sketch attached hereto.)

SOM

cingular WIRELESS

March 23, 2005

Department of Planning and Zoning
12055 Government Center Parkway
7th Floor
Suite 730
Fairfax, VA 22035
Attn: Director

RE: Cingular Wireless Application at 8401 Arlington Blvd. (Dewberry Building)
Tax Map# 49-03-09-0011-A
To Permit a Telecommunication Facility

To Whom It May Concern:

Please find enclosed with this letter Cingular Wireless' "2232" application for the property identified as tax map 49-03-09-0011-A. Cingular Wireless requests a 2232 Application review as a "Features Shown" for the telecommunication facility at the Dewberry Building (8401 Arlington Blvd.)

Please contact me at 410-903-0880 if you should have any questions or require additional information.

Sincerely,

Andrew Martin
Site Development Specialist

Enclosures (7)
- Application Form
- Statement of Justification
- Application Form B
- Vicinity Map
- Engineering Plans
- Photo Simulations
- Redacted Lease (Owner's authorization)

RECEIVED
MAR 24 2005

Dewberry

8401 Arlington Boulevard
Fairfax, Virginia 22031-4666

703 849 0100
703 849 0118 fax
www.dewberry.com

March 24, 2005

Department of Planning and Zoning
Suite 730
12055 Government Center Parkway
Fairfax, VA 11035

RE: Cingular Wireless Application at 8401 Arlington Blvd. (Dewberry Building)
Tax Map# 49-03-09-0011-A
To permit a Telecommunication Facility

To Whom It May Concern:

This letter serves to provide Fairfax County notice that the owners of the property identified as tax map 49-03-09-0011-A consents to the application by Cingular Wireless for a 2232 Application as "Features Shown" for the telecommunication facility at the Dewberry Building (8401 Arlington Blvd.)

Sidney O. Dewberry
General Partner
Dewberry III LLLP

RECEIVED
APR 8 2005

Dewberry

3120 Lord Baltimore Drive
Suite 211
Baltimore, Maryland 21244-2662

410 265 9500
410 265 8875 fax
www.dewberry.com

April 6, 2005

Mr. Andrew Martin
Zoning Specialist
VelociTel
7150 Standard Drive
Hanover, MD 21076

Re: Cingular – Washington/Baltimore
Site 1480 Prosperity (Dewberry)
Zoning Sheets
D&D #580611098-CO

Dear Mr. Martin,

As requested, enclosed please find three (3) copies of sheets T-1, C-2, C-3, C-5 and C-6 (unsigned and unsealed) for submission to the Fairfax County Planning Division.

If you require any additional information or have any comments please contact us at the above listed number.

Very truly yours,

Dewberry & Davis LLC

Richard E. Cassidy
Project Manager

REC/dmh

Enclosures

W:\5806104 - Velocitel Cingular\VelociTel Trans Letter-Martin.doc

RECEIVED
APR 8 2005