County of Fairfax, Virginia

MEMORANDUM

DATE: February 1, 2007

TO: David Marshall, Chief
Facilities Planning Branch, PD, DPZ

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

SUBJECT: Proposed Telecommunications Facility by Sprint/Nextel, 5858 Old Centerville Road; Tax Map 54-4 ((1)) 63

This is in response to a request for a determination as to whether the telecommunications facility proposed by Sprint/Nextel, at 5858 Old Centerville Road, would be in substantial conformance with the proffers accepted by the Board of Supervisors pursuant to the approval of Rezoning RZ 92-Y-031 to the C-8 zoning district, the development conditions imposed by the Board of Supervisors in conjunction with the approval of Special Exception Amendment SEA 78-S-089-2 for a public benefit association (Centerville Volunteer Fire Station) and the development conditions imposed by the Board of Zoning Appeals pursuant to approval of Variance VC 93-Y-125 for minimum front yard requirements. As described in the 2232 application dated November 6, 2006, by William G. Brown, twelve (12) panel antennas (each 46 inches x 6 inches x 8 inches) are proposed to be mounted at a height of 115 feet on an existing 150 foot monopole. The associated cable lines will be horizontally routed between the tower and the building and mounted on a steel frame support painted to match the building. An equipment shelter (12 feet x 20 feet by 10.5 feet), which houses the equipment, and a backup emergency power generator (41 inches x 87 inches) are proposed to be installed on the rooftop of the adjacent two-story building. The equipment shelter and the generator, mounted on an elevated steel platform, will be enclosed by a proposed screen wall for a cumulative total height of 12 feet above the roof. The proposed screen wall will be painted to match the façade of the building. A copy of the 2232 telecommunications application is attached, including illustrations that depict the proposed locations and elevations of the telecommunications equipment on the monopole and building.

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 the applicable rezoning, special exception amendment and variance. It is my determination that the telecommunications facility described above is in substantial conformance with the approved rezoning, special exception amendment and variance. The proposed antennas must be of a color that matches the color of the monopole, and the screen wall on the building rooftop must be painted to match the building. Please note that this proposal is subject to 2232 review requirements and that Sprint/Nextel's ability to proceed is dependent upon the pending 2232 application 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, please call Carrie Lee at (703) 324-1290.

cc: Michael R. Frey, Supervisor, Sully District
Ronald W. Koch, Planning Commissioner, Sully District
Diane E. Johnson-Quinn, Deputy Zoning Administrator, Permits Review Branch, ZAD, DPZ
Michelle Brickner, Assistant Director, Land Development Services, DPWES
William G. Brown, General Dynamics Information Technology, 6716 Alexander Bell Drive, Suite 230, Columbia, Maryland 21046
Kevin Guinaw, Chief, Special Projects/Applications Management Branch, ZED, DPZ
File: RZ 92-Y-031, SEA 78-S-089-2, VC 93-Y-125, ANT 0611 072, Imaging, Reading File

Department of Planning and Zoning
Zoning Evaluation Division
12055 Government Center Parkway, Suite 801
Fairfax, Virginia 22035-5509
Phone 703-324-1290
Fax 703-324-3924
www.fairfaxcounty.gov/dpz/

County of Fairfax, Virginia

MEMORANDUM

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

DATE: 11/6/06

RECEIVED
Department of Planning & Zoning
NOV 0 8 2006
Zoning Evaluation Division

RECEIVED
Dept. of Planning & Zoning
NOV 0 7 2006
Zoning Administration Div.
2006-0757

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

SUBJECT: Request for Review: 2232 Review Application

RE: Application Number: FS-Y06-88 Tax Map: 54-4 (1) 63

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

RECEIVED FROM: Sprint - Nextel

PROPOSED USE: 12 antennas on existing monopole

LOCATION OF USE: 5858 Old Centreville Rd.

Please send your comments to David Marshall by: 11/21/06 Additional comments:

****ZAD COMMENTS:**

Property is zoned C-8

✓ Proposed use is permitted by Zoning Ordinance and meets all zoning requirements.

____ Proposed use does not meet all Zoning Ordinance requirements as follows:

Referred to ZED for the following: Must be in substantial conformance with proffered conditions associated with RZ 92-Y-002 and SEA 78-S-089-2 and VC 93-Y-125.

ZAD comments prepared by: L KIRST Date 11-7-06

****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: [signature] Date: 2-1-07

Department of Planning and Zoning
Planning Division
12055 Government Center Parkway, Suite730
Fairfax, Virginia 22035-5509
Phone 703-324-1380
Fax 703-324-3056
www.fairfaxcounty.gov/dpz/

COUNTY OF FAIRFAX, VIRGINIA

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

Application Number: FS-Y06-88
(assigned by staff)

The application contains three parts: I. Application Summary; II. Statement of Justification; and III. Telecommunication Proposal Details. Please do not staple, bind or hole-punch this application. Please provide at least one copy of all pages, including maps and drawings, on 8.5 x 11 inch paper.

(Please Type or Print All Requested Information)

PART I: APPLICATION SUMMARY

ADDRESS OF PROPOSED USE

Street Address 5858 Old Centreville Road

City/Town Centreville Zip Code: 22121

APPLICANT(S)

Name of Applicant Nextel Communications of the Mid-Atlantic Inc. d/b/a Sprint Nextel Communications

Street Address 7055 Samuel Morse Drive; Suite 210

City/Town State Columbia, MD Zip Code 21046

E-mail Address william.brown@gdit.com

Name of Applicant's Agent/Contact (if applicable) Bill Brown (General Dynamics)

Agent's Street Address 6716 Alexander Bell Drive

City/Town Columbia State MD Zip Code 21046

Telephone: Work (443) 220-6339 Fax (410) 872-8589

PROPOSED USE

Street Address: 5858 Old Centreville Road

Fairfax Co. Tax Map and Parcel Number(s) 0544-01-0063

Brief Description of Proposed Use S/N proposes installation and operation of twelve (12) antennas, three (3) GPS antennas, fifteen (15) lines of coax at the 115' level (115' is the center point of the proposed antennas) of an existing 150' monopole (154' when including the lightning rod). The antennas will be deployed in three (3) sectors of four (4) antennas on a low profile platform. The antennas will be attached via coaxial lines to a proposed rooftop mounted twelve foot (12') wide by twenty foot (20') long by ten feet 5 inch (10' 5") high equipment shelter located on the roof of an adjacent two story building.

The equipment shelter will be supported by a twenty-five foot wide (25') by thirty feet five inches long (30' 5") by one foot 6 inches high (1' 6") steel platform. The steel platform will be designed and certified by a structural engineer. The cumulative height of the shelter and platform will not exceed twelve feet in height (12'). The rooftop equipment shelter will be screened with a screen wall that will match the subject building.

This proposed installation will also have a back up emergency power generator. The proposed generator will be located on the steel dunnage behind the screen walls.

Total Area of Subject Parcel(s) Parcel Size: 40,980 square feet; Roof area 9, 665 square feet; proposed rooftop equipment area 907 square feet; existing rooftop equipment area 407 square feet; cumulative rooftop equipment square footage is 1,309 occupying 13.5% of the rooftop area (acres or square feet)

Portion of Site Occupied by Proposed Use 907 square feet (acres or square feet)

Fairfax County Supervisor District Sully

Planned Use of Subject Property (according to Fairfax County Comprehensive Plan) Fire & Rescue Stations

Zoning of Subject Property C-8 (Highway Commercial)

List all applicable Proffer Conditions, Development Plans, Special Exceptions, Special Permits or Variances previously approved and related to this site
Please see Attachment.

PROPERTY OWNER(s) OF RECORD

Owner Centreville Volunteer Fire Department

Street Address 5856 OLD CENTREVILLE RD

City/Town CENTREVILLE State VA Zip Code 20121

***PART II**, entitled "Statement of Justification," pages 4 through 6, shall be completed by all applicants and included as part of the application. **PART III**, entitled "Telecommunication Proposal Details," pages 7 through 9, also shall be completed and included for all proposed telecommunication uses.*

Name of Applicant or Agent William G. Brown

Signature of Applicant or Agent _____

Date _____

****

Please do not staple, bind or hole-punch this application. Please provide at least one copy of all pages, including maps and drawings, on 8.5 x 11 inch paper.

Submit completed application to:
Fairfax County
Department of Planning and Zoning, Planning Division
Herrity Building
12055 Government Center Parkway, Suite 730
Fairfax, Virginia 22035
****

FOR STAFF USE ONLY

Date application received: 10/24/06

By: DBM

Additional information requested to complete application:

Date application accepted: 10/26/06

By: DBM

PART III: TELECOMMUNICATION PROPOSAL DETAILS

Please complete and provide all requested information. If question is not applicable to the proposed use, please indicate with N/A.

PROPOSED TELECOMMUNICATION USE

Use is (check one):

___ New structure (monopole, tower or camouflaged facility)
___ Replacement of existing pole or tower at same location with another pole or tower
___ Antenna placement on building or penthouse façade
___ Antenna placement on building or penthouse rooftop
X ___ Collocation on other existing telecommunications structure (monopole or tower)
___ Collocation on other non-telecommunications structure (such as an electric transmission tower/pole, utility pole, water tower, etc.)
___ Modification to telecommunications facility previously approved for same applicant:
Prior 2232 Review application number: _____
Date of Planning Commission approval: _____

PROJECT DETAILS

1. ANTENNA

Number and Type: Twelve (12) Panel antennas
Dimensions: height 46" width 6" depth 8" diameter N/A Panel Antenna
Location / Placement: All sectors mounted at 115' radiation center
Wattage: Maximum ERP (Effective Radiating Power) 200w
Material and Color: Plastic; Manufactured color is cream
Material and Color of the Antenna Mounting: N/A; mounting to existing monopole using low profile platform
Height Above Ground: Antenna Center Line 115" above ground.

2. EQUIPMENT

Number and Type of Cabinets or Structures: One Shelter
Shelter Dimensions: height 10' 6" width 12' length 20'
Height of equipment platforms, if any: 1' 6" planning height; confirmed upon completion of structural report; alternate method is flashing shelter to building at roof grade.
Material and Color: Galvanized steel; Steel—platform below parapet wall
Location: On the roof; North side of existing building rooftop.
Method of Screening: Screen wall matching building façade color and texture

3. STRUCTURE ON WHICH ANTENNAS WILL BE MOUNTED

Maximum Height: Antennas will have a center line of 115'; antenna top will be located at 117'.
Material: Pipe mounted to low profile platform
Color: cream/white
If structure is within a utility right-of-way, state right-of-way width:
N/A

If the proposed structure will replace an existing pole or tower, provide dimensions of the existing structure: N/A; mounting to existing monopole
Height of Structure to be Replaced: N/A; mounting to existing monopole
Diameter or Overall Footprint of Structure to be Replaced: N/A; mounting to existing monopole

4. ADDITIONAL INFORMATION

The following information, as relevant to the proposal, shall be included:

A. ELEVATIONS: Structural elevation drawings showing the placement of the antenna and the related equipment on the existing or proposed structure;

B. ANTENNA: Details showing the antenna and antenna mountings and the location of the antenna on the building or structure;

C. BUILDING ROOF PLAN AND CALCULATION: If located on a building rooftop, provide a roof plan at a scale of 1"= not more than 20' showing all existing penthouses, structures and mechanical equipment on the roof and the location of the proposed antenna and related telecommunications equipment. Include a calculation stating 1) the percentage of the roof which is covered by all existing structures, and 2) the percentage that will be covered by all existing structures plus the proposed antennas, equipment cabinets and shelters;

D. SCREENING: Details of screening for the equipment structure and/or antenna structure showing type of screening material, dimensions and placement; if landscaping is provided, list the height of the landscaping at time of planting and the ultimate height;

E. PROPERTY PLAT: A plat of the property prepared by a certified engineer showing the location of the proposed ground equipment structure and antenna, the relationship to other structures on site, with measured distances from all property boundaries or easement lines if the structure or antenna is placed in an easement;

F. PHOTOGRAPHS: For collocations on existing buildings or other structures such as power poles or towers, provide photographs of the building or structure showing the proposed placement of the antenna and related equipment;

October 23, 2006

Fairfax County
Department of Planning and Zoning
12055 Government Center Parkway, Suite 730
Fairfax, VA 22035

Attn: James P. Zook, Director

RE: Statement of **Justification** for determination of conformance with Fairfax County Comprehensive Plan pursuant to Section 15.2-2232 of the Code of Virginia for a telecommunications facility proposed for: Collocation on other existing telecommunications structure (monopole or tower). Subject structure is a monopole.

Nextel Site # VA3854B Cool Oak
5858 Old Centreville Road
Centreville, Virginia 22121
Tax ID #: 0544-01-0063
Zoning Designation: C-8
District: Sully

Dear Mr. Zook:

Pursuant to Section 15.2-2232 of the Code of Virginia, Nextel Communications of the Mid-Atlantic, Inc. ("Nextel"), by and through their agent, General Dynamics Information Technology (GDIT), hereby request a determination that the proposed wireless telecommunication collocation application described herein is in substantial accord with the Fairfax County Comprehensive Plan.

Description of Proposed Use:

The proposed facility will function as a base transmission station for Nextel's wireless telecommunication network. This digital network operates with a transmitting frequency between 851-866 megahertz and a receiving frequency between 806-821 megahertz.

Nextel proposes to install 12 panel antennas; 4 panel antennas with dimensions of 46"H x 6"W x 8"D at a 115' antenna center line on an existing 150' monopole. The antennas will be mounted via a low profile platform.

In addition to the antennas Nextel proposes to place an equipment shelter (12'W x 20'L x 10' 6"H) and emergency back up power generator 41"(W)x87"(L) on a roof top mounted steel platform (25'W x 30' 5"Lx 1' 6"H) located on the roof of an adjacent two story building.

The equipment shelter and generator will be screened by erecting screen walls of a color and texture which will match exiting surface of the building.

This is an unmanned facility which will be operational 24 hours per day 7 days per week throughout the year.

During the construction period this site will have 5-7 contractors constructing the site during normal business hours Monday-Friday. A technician will visit the site once every 6 – 8 weeks once construction is complete.

To give an estimate of the number of users that will be utilizing this site is unknown at this time. However, this site is needed to handle the capacity issues within the area, enhance signal quality and provide needed coverage for the surrounding area.

Requirements for Proposed Use:

VA3854B Cool Oak is located near the intersection of Route 29 and Route 28. The surrounding area is heavily populated and carries an increasing level of traffic from Interstate 66, Route 29, Route 28 and surrounding areas. The installation and operation of VA3854B Cool Oak will provide network capacity relief and while improving surrounding coverage quality. VA3854B Cool Oak's site specific objectives are:

- Provide network capacity offloading for two on-air sites VA0687B Lawrence Park located at Route 28 southbound and Interstate 66 West, Exit 53, ramp #11 and VA0466F Cedar Spring located at 14510 Mount Olive Road.

  Offload Objectives: The site objective is to offload VA0687B Lawrence Park which is located about 0.7 mile North of proposed site VA3854B Cool Oak; and VA0466F Cedar Spring which is located about 1.4 mile South West of proposed site VA3854B Cool Oak.

- Improve coverage along Interstate 66, Route 29, Route 28 and surrounding areas.

  Coverage Objectives: The new site will improve in building coverage along Route 29 and Route 28 as well as throughout the surrounding residential area.

The proposed site was selected because it will provide the coverage needed for the area, as well as meet the criteria the Fairfax County Comprehensive Plan with specific adherence to Objective 42 Policy a., Policy h. Policy j., Policy k.; Objective 43 Policy a, Policy b; Objective 44 Policy b; Objective 45 Policy a its and its location in a zoning district that permits the use of specified antennas with a related unmanned equipment shelter on building roof tops pursuant to Chapter 112, Article 2, Part 5, Section 2-514 1. A (2) and it will be the least disruptive to the community at large. Additionally by utilizing an existing structure and proposing to locate the equipment on the rooftop Nextel eliminates the need for proposal of a new raw land site, which reduces the visual impact.

The vicinity or general area to be served by the proposed facility is shown in the attached propagation maps.

Anticipated Impacts on Adjoining Properties:

As this is an unmanned facility, the site will not generate excessive traffic; will not cause any noise, air, light or water pollution. There will be no environmental concerns as the radio frequency emissions will be within applicable Federal Communications Commission (FCC) guidelines.

The visual impact to adjoining properties will be minimal. Nextel is adding twelve (12) antennas to the 115' level of an existing 150' monopole. Nextel would be the fourth carrier on the monopole. Nextel will mount the twelve (12) antennas on a low profile platform, creating a cleaner appearing build and minimizing visual impact.

Nextel has also considered the visual impact of adding the equipment shelter to the rooftop. Nextel is locating the equipment shelter and generator on a steel platform on the roof of a two story building adjacent to the monopole because there is no usable ground space to accommodate the shelter and back up power generator. The proposed installation will use paint to match/texture screen walls to enclose the equipment shelter area in an effort to meet the Fairfax County Comprehensive Plan standards and minimize visual impact.

Relationship of the Proposal to the Comprehensive Plan:

Nextel's proposed collocation of antennas on an existing monopole while locating equipment on screened roof based platform is in conformance with the Mobile and Land-Based Telecommunication Services general guidelines, Objective 42, Policy a.

"Avoid the construction of new structures by locating mobile and land-based telecommunication facilities on available existing structures such as buildings, rooftops, telecommunication and broadcast poles and towers, electrical utility poles and towers, and water storage facilities when the telecommunication facilities can be placed inconspicuously to blend with such existing structures."

The proposed facility is further in compliance for a "Feature Shown" under Objective 44, Policy a, where these facilities are allowed in industrial zoned properties and Policy c, where Nextel believes it has complied with all the general factors in this section for disguising/blending the antennas and related equipment shelter.

Alternative Sites Considered for the Proposal:

1. 5920 Trinity Parkway: Existing building; location did not satisfy RF Engineer objectives.

Conclusion:

As presented in this application, Nextel's proposal for a collocating a wireless facility on an existing monopole and building allows Nextel to meet network objectives while simultaneously meeting Fairfax County's planning and zoning objectives by locating in a zoning district that permits the use of specified antennas with a related unmanned equipment shelter on building roof tops pursuant to the amendment to Chapter 112, Article 2, Part 5, Section 2-514 1. A (2) & 1. By utilizing an existing structure or building within this area Nextel is attempting to blend in with the environment awhile avoiding unnecessarily disrupting to the community.

If you have any further questions or comments with regards to this application, please feel free to contact me at (443)-220-6339. I thank you in advance for your kind courtesies and attention with respect to this application.

Sincerely,

William G. Brown
Regional Site Acquisition Manager
General Dynamics Information Technology
Baltimore Washington Nextel Project
6716 Alexander Bell Drive
Suite 230
Columbia, Maryland 21046

Enclosures:
Four sets of propagation maps; Four Fairfax County excerpt Tax Maps; Four Sets of 11x17 drawings revision dated 10/185/06; Four Sets of 8.5x11 drawings revision dated 10/18/06 Four Copies of the 2232 application.

Coverage without VA3854B

>-71dBm in bldg coverage >-81dBm in car coverage on air site Future Site

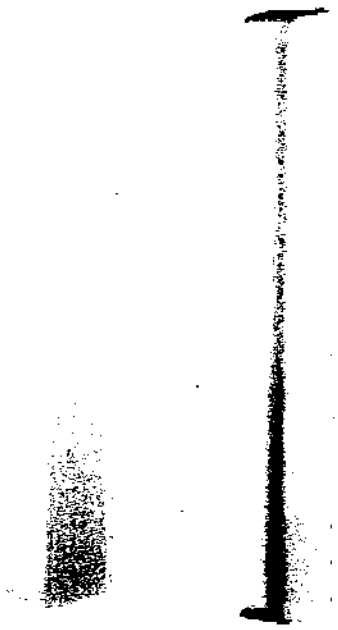
Technical Data Sheet AP859012-42T0

CELlite® Panel Vertical Polarized Antenna

RFS

Product Description

This CELlite series is a log periodic dipole array which uses a patented design to achieve a front-to-back ratio of 40 dB and a wide bandwidth of 135MHz. This model covers ESMR, Cellular, and Paging frequency ranges. They use RFS's patented monolithic CELlite® technology, which eliminates cable and soldered joints to reduce the possibility of inter-modulation products. The CELlite technology assures high reliability and excellent repeatability of electrical characteristics.



Features/Benefits

- **40 dB front-to-back ratio reduces co-channel interference.**
- **Monolithic construction reduces IM.**
- **No solder joints, high reliability.**
- **Surface treated components prevent galvanic corrosion.**
- **UV stabilized radome assures long life without radome deterioration due to UV exposure.**

Technical Features

Frequency Band	Trunking/SMR (806-824, 851-869 MHz), Cellular (824-849, 869-894 MHz)
Horizontal Pattern	Directional
Antenna Type	Panel Log Periodic
Electrical Down Tilt Option	Fixed
Gain, dBi (dBd)	14.1 (12)
Frequency Range, MHz	806-941
Connector Type	7-16 DIN Female

All information contained in the present datasheet is subject to confirmation at time of ordering.

CELlite® Panel Vertical Polarized Antenna

Connector Location	Back
Mount Type	Downtilt
Electrical Downtilt, deg	0
Horizontal Beamwidth, deg	90
Mounting Hardware	APM 21-3
Rated Wind Speed, km/h (mph)	180 (112)
VSWR	< 1.5:1
Vertical Beamwidth, deg	15
Polarization	Vertical
Front-To-Back Ratio, dB	40
Maximum Power Input, W	500
Lightning protection	Direct Ground
3rd Order IMP @ 2 x 43 dBm, dBc	< -100
Dimensions - HxWxD, mm (in)	1219 x 152 x 203 (48 x 6 x 8)
Radiating Element Material	Aluminum Alloy
Radome Material	Weather-Resistant Plastic
Reflector Material	Aluminum Alloy
Max Wind Loading Area, m² (ft²)	0.307 (3.3)
Survival Wind Speed, km/h (mph)	200 (125)
Maximum Thrust @ Rated Wind, N (lbf)	916 (206)
Side Wind Loading Area, m² (ft²)	0.248 (2.67)
Side Thrust @ Rated Wind, N (lbf)	738 (166)
Shipping Weight, kg (lb)	7.9 (17.5)
Packing Dimensions, HxWxD, mm (in)	1270 x 305 x 203 (50 x 12 x 8)
Shipping Dimensions of Accessory, HxWxD, mm (in)	Packed w/antenna
Shipping Mode	UPS
Weight w/o Mtg Hardware, kg (lb)	3 (6.75)
Weight w/ Mtg Hardware, kg (lb)	4.2 (9.25)

All information contained in the present datasheet is subject to confirmation at time of ordering.

Attachment

List all applicable Proffer Conditions, Development Plans, Special Exceptions, Special Permits or Variances previously approved and related to this site.

Applicant: Nextel Communications of the Mid-Atlantic, Inc

Subject Property:

Street Address: 5858 Old Centreville Road

Fairfax Co. Tax Map and Parcel Number(s) 0544-01-0063

Please refer to three page attachment attached hereto taken from the Fairfax County LDSnet.

Fairfax County

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LDSnet Application

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LDSnet

Sunday, October 22, 2006

Return to Search

LDSNET Search Results

Number of Tax Maps Selected: 2

PAWS Records Found: 19

Page 1 of 2 of group 1

PAWS/ZAPS	Submission Number/Application ID	Project Name	HIST	LifeCycle Status	LCS Date	Description
PAWS	003407-RP -001-1	CENTREVILLE VOLUNTEER FIRE DEPT.		RECORDED	04/19/1979	
PAWS	003407-WCP -001-1	CENTREVILLE VOLUNTEER FIRE DEPARTMENT	YES	RESUBMITTED	03/23/1979	
PAWS	003407-WCP -001-2	CENTREVILLE VOLUNTEER FIRE DEPARTMENT		APPROVED	04/27/1979	
PAWS	004131-PCS -001-1	HANSON, FRANK E. & JEANINE C.	YES	DISAPPROVED	08/06/1980	
PAWS	004721-WCP -001-1	HANSON PROPERTY	YES	APPROVED	08/17/1981	
PAWS	006653-EP -003-1	CENTREVILLE VOLUNTEER FIRE DEPT, 10' SAN SEW ESMT	YES	APPROVED	12/22/1986	
PAWS	006653-EP -007-1	SMITH BROTHERS CONSTRUCTION PROPERTY, 10' SAN SEW	YES	APPROVED	06/16/1987	
PAWS	006653-RP -005-1	T B ENTERPRISES INC (SU)		RECORDED	05/18/2005	R-O-W AND EASEMENT DEDICATION PLAT
PAWS	008710-RP -001-3	CENTREVILLE VOLUNTEER FIRE DEPT, INC (SU) DED ESMT	YES	RESUBMITTED	06/08/1995	
		CENTREVILLE				

PAWS	008710-RP -001-4	VOLUNTEER FIRE DEPT, INC (SU) DED ESMT		RECORDED	11/02/1995	
1 2						

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Fairfax County

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LDSnet Application

you are here: homepage > construction and land use > land development system

LDSnet

Sunday, October 22, 2006

Return to Search

LDSNET Search Results

Number of Tax Maps Selected: 2

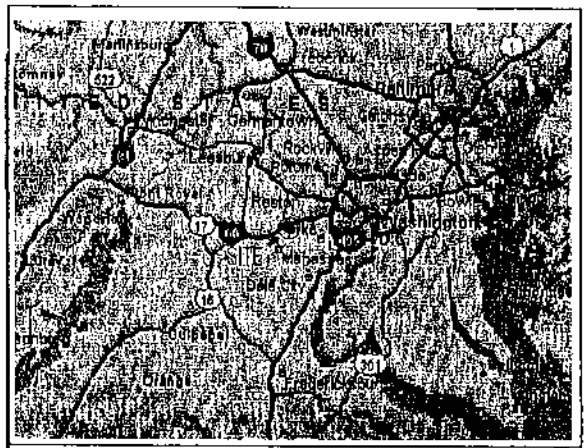
PAWS Records Found: 19

Page 2 of 2 of group 1

PAWS/ZAPS	Submission Number/Application ID	Project Name	HIST	LifeCycle Status	LCS Date	Description
PAWS	008710-SP -001-2	CENTREVILLE VOLUNTEER FIRE DEPT (SU) SEE COMMENTS	YES	PROJECT COMPLETED	07/29/1996	
PAWS	008710-SPB -001-1	CENTREVILLE VOLUNTEER FIRE DEPT (SU) SEE COMMENTS		RELEASED	07/29/1996	
PAWS	008710-SPBF -001-01-1	CENTREVILLE VOLUNTEER FIRE DEPT (SU) SEE COMMENTS		APPROVED	07/29/1996	
PAWS	008710-SPC -001-1	CENTREVILLE VOLUNTEER FIRE DEPT (SU) SEE COMMENTS		RELEASED	08/12/1999	
PAWS	008710-SPCF -001-01-1	CENTREVILLE VOLUNTEER FIRE DEPT (SU) SEE COMMENTS		APPROVED	08/12/1999	
PAWS	008710-SPFC -001-01-1	CENTREVILLE VOLUNTEER FIRE DEPT (SU) SEE COMMENTS		APPROVED	05/09/1994	INSTALL 10' OF 4' WIDE CONCRETE SIDEWALK, TO BE CONSTRU
PAWS	016673-WTSW -001-1	HANSON PROPERTY		APPROVED	07/17/1981	DEFER DECELERATION LANE/SCREENING AS PROFFERED
PAWS	022012-INF -001-1	CENTREVILLE		APPROVED	08/21/1981	
PAWS	022012-INFC -001-1	CENTREVILLE		APPROVED	08/21/1981	

Coverage with VA3854B

>-71dBm in bldg coverage >-81dBm in car coverage on air site Future Site



VICINITY MAP

SCALE: 1" = 30 MILES

NORTH

LOCAL MAP

SCALE: 1" = 2000'

NORTH

DIRECTIONS TO SITE:

DEPART SAMUEL MORSE DR, COLUMBIA, MD 21046 ON SAMUEL MORSE DR (EAST) 0.2 MI TURN LEFT (WEST) ONTO COLUMBIA GATEWAY DR 1.4 MI TAKE RAMP (RIGHT) ONTO SR-175 (PATUXENT PKY) 1.0 MI MD-175 / I-95 / ASSUP, TAKE RAMP (RIGHT) ONTO I-95 13.6 MI I-95 / WASHINGTON, AT EXIT 27, TURN RIGHT ONTO RAMP 0.7 MI I-495 / SILVER SPRING, AT EXIT 25, TAKE RAMP (RIGHT) ONTO I-495 (I-495 OUTERLOOP) 22.1 MI I-495 / SILVER SPRING, ENTERING VIRGINIA, AT EXIT 49, TAKE RAMP (LEFT) ONTO I-66 (CURTIS MEMORIAL PKY) 11.8 MI I-66 / WARRENTON / FRONT ROYAL, AT EXIT 53, TAKE RAMP (RIGHT) ONTO SR-28 (BULL RD) 1.1 MI VA-28 / CENTREVILLE TAKE RAMP (RIGHT) ONTO US-29 (LEE HWY) 0.4 MI US-29 / LEE HWY TURN RIGHT (SOUTH) ONTO OLD CENTREVILLE RD 0.2 MI TURN RIGHT (NORTH-WEST) ONTO LOCAL ROAD(S) 54 YDS, ARRIVE AT SITE

Sprint

Together with NEXTEL

SITE NAME:

COOL OAK

SITE NUMBER:

VA-3854B

SITE ADDRESS:

5858 OLD CENTERVILLE RD, MANASSAS, VA 22020

(FAIRFAX COUNTY)

SITE TYPE: ROOFTOP

DIG ALERT:

CALL MISS UTILITY FOR UNDERGROUND LOCATION (800) 257-7777

EMERGENCY:

CALL 911

APPROVAL

OWNER'S AGENT APPROVAL	SIGNATURE	PHONE NUMBER	DATE
SPRINT CONSTRUCTION COORDINATOR	SIGNATURE	PHONE NUMBER	DATE
SPRINT APPROVAL	SIGNATURE	PHONE NUMBER	DATE

REV. NO.	DESCRIPTION	BY	DATE	REV. NO.	DESCRIPTION	BY	DATE
1				5			
2				6			
3				7			
4				8			

CONSULTING TEAM

ARCHITECT AND ELECTRICAL ENGINEER:
BC ARCHITECTS ENGINEERS, PLC
5859 COLUMBIA PIKE, SUITE 101
FALLS CHURCH, VA 22041
TEL: (703) 671-8000 CONTACT: CHRIS MORIN
FAX: (703) 671-8300 PROJECT MANAGER

SURVEYOR:
N/A

SOIL ENGINEER:
N/A

STRUCTURAL ENGINEER:
BC ARCHITECTS ENGINEERS, PLC
5859 COLUMBIA PIKE, SUITE 101
FALLS CHURCH, VA 22041
TEL: (703) 671-8000 CONTACT: CHRIS MORIN
FAX: (703) 671-8300 PROJECT MANAGER

UTILITIES:
POWER COMPANY:
COMPANY NAME: DOMINION POWER
CONTACT: CUSTOMER SERVICE
TEL: (888)-667-3000
FAX: -

TELEPHONE COMPANY:
COMPANY NAME: VERIZON
CONTACT: CUSTOMER SERVICE
TEL: (800) 483-8000
FAX: -

PROJECT SUMMARY

SITE NAME:
COOL OAK

SITE NUMBER:
VA3854B

SITE ADDRESS:
5858 OLD CENTERVILLE RD,
MANASSAS, VA 22020
(FAIRFAX COUNTY)

APPLICANT BUILDING SHED:
SPRINT
7055 SAMUEL MORSE DR, SUITE 100
COLUMBIA, MD 21046
TEL: (410) 953-7400 CONTACT: MELODY MESSICK
FAX: (410) 953-7404 (410) 872-6893

PROJECT DESCRIPTION:
AN UNMANNED RADIO TELECOMMUNICATIONS FACILITY ON THE ROOFTOP OF AN EXISTING BUILDING

ADA COMPLIANCE:
FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION

PROJECT DATA:
ZONING: C-8 (HIGHWAY CONTROL)
TAX PARCEL ID NUMBER: 0544-01-0083
JURISDICTION: FAIRFAX COUNTY
LEASE AREA: 700.00 S.F.
DISTRICT: SULLY DISTRICT
OWNER: VOLUNTEER FIRE DEPARTMENT

GEOGRAPHIC COORDINATES (NAD83):
LATITUDE (NAD 83): 38 46' 13"
LONGITUDE (NAD 83): 77 25' 18"
BC GROUND ELEVATION: 357' ± AMSL

CODE DATA:
CODE: IBC 2003
NEC 2003

LAND OWNER:
CENTREVILLE VOLUNTEER FIRE DEPARTMENT
P.O. BOX 157
CENTREVILLE, VA 20122

CONTACT: RANDY CARTER
TEL: (703) 322-7044

SHEET INDEX

SHEET NUMBER:	DESCRIPTION:
T-1	TITLE SHEET, VICINITY MAP AND GENERAL INFORMATION
A-1	ROOF PLAN
A-2	UTILITY ROUTING PLAN & GROUND FLOOR
A-3	NORTH ELEVATION
A-4	SOUTH ELEVATIONS
A-5	EAST & WEST ELEVATIONS
A-6	SHELTER PLAN, ELEVATIONS, AND DETAILS

Sprint
Together with NEXTEL
7055 SAMUEL MORSE DR.
SUITE 100
COLUMBIA, MD 21046
(410) 953-7400

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5859 COLUMBIA PIKE, SUITE 101
FALLS CHURCH, VA 22041-2668
(TEL) 703-671-8000, (FAX) 703-671-8300

REVISION

NO	DESCRIPTION	BY	DATE
1			
2			
3			
4			
5			

SITE NUMBER:
VA-3854-B
SITE NAME:
COOL OAK

SITE ADDRESS:
5858 OLD CENTERVILLE RD
MANASSAS, VA 22020

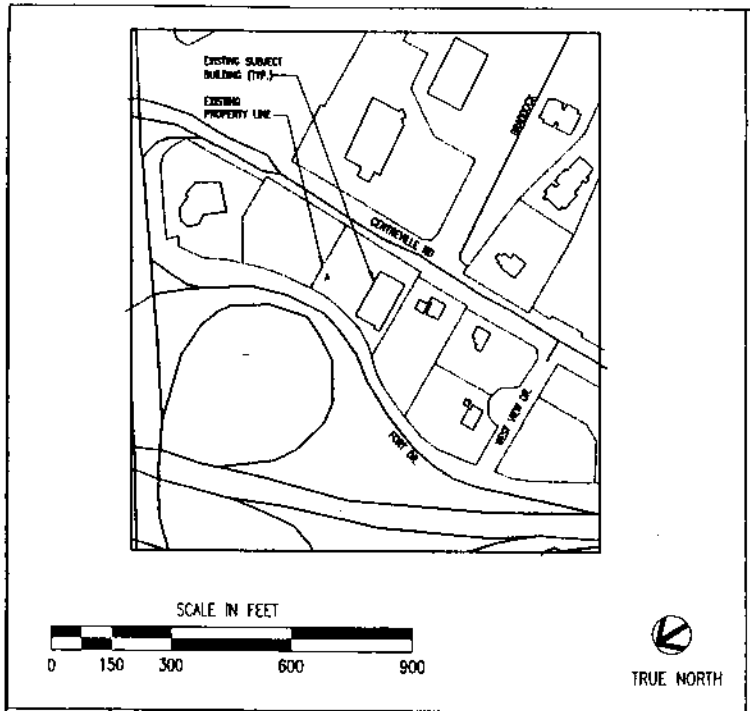
STAMP:
COMMONWEALTH OF VIRGINIA
CHRISTOPHER D. MORIN
No. 032984
10.18.06
PROFESSIONAL ENGINEER

DRAWN BY:	AWS
CHECKED BY:	CDM
DATE DRAWN:	10-18-06
SUBMISSION:	ZONING

SHEET TITLE:
TITLE SHEET, VICINITY MAP AND GENERAL INFORMATION

SHEET NUMBER: T-1

REV. #



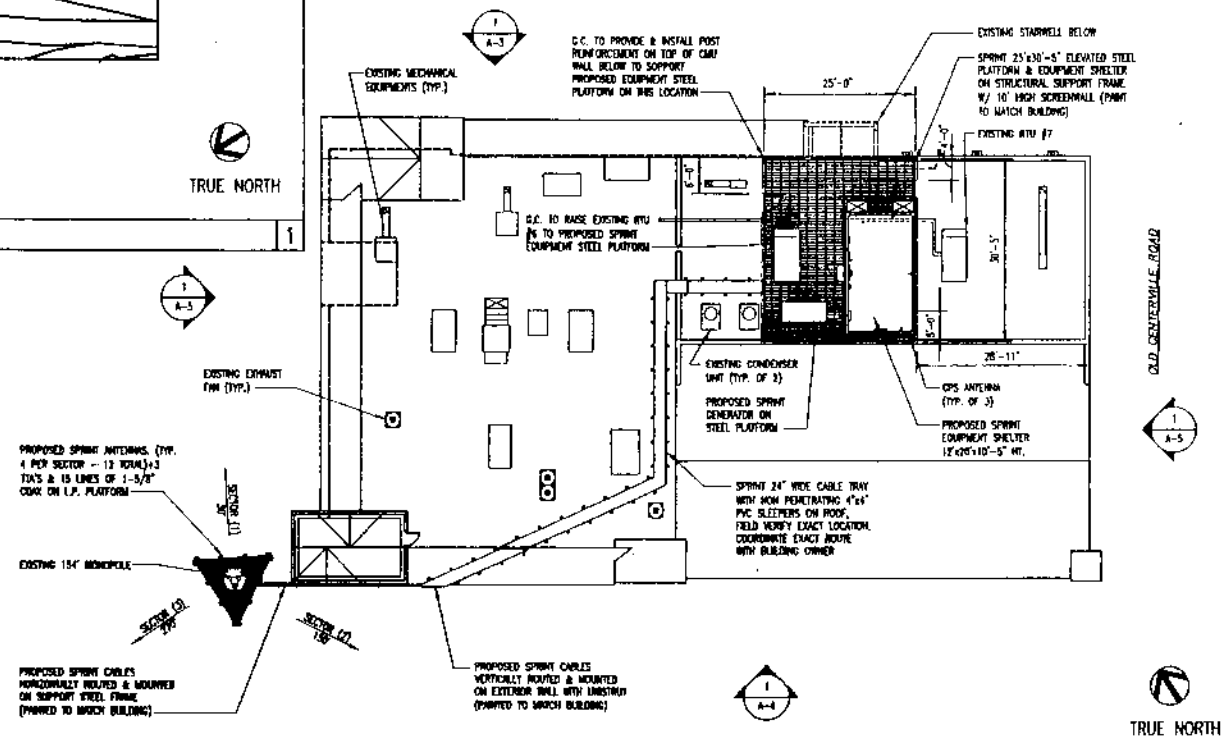
1"=300' SITE PLAN 1

PERCENTAGE ROOF CALCULATION:

A. ROOF AREA:	9665	SF
B. EXISTING EQUIPMENT:	402	SF
PROPOSED EQUIPMENT:	907	SF
TOTAL EQUIPMENT:	1309	SF

PERCENTAGE:

TOTAL EQUIPMENT: $= \frac{1309}{9665} \times 100\% = 13.5\%$



ADDITIONAL DESIGN NOTES:
THE DESIGN OF THE COMPOUND AS SHOWN IS PRELIMINARY AND MUST COMPLY WITH A STANDARD SET FORTH BY ALL STATE AND MUNICIPAL BUILDING CODES AND ZONING REGULATIONS INCLUDING VARIANCES.

1"=20' ROOF PLAN 2

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BC architects engineers
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FALLS CHURCH, VA 22041-2040
(703) 671-6000, (FAX) 703-671-6309

REVISION

NO.	DESCRIPTION	BY	DATE
1			
2			
3			
4			
5			
6			

SITE NUMBER:
VA-3854-B

SITE NAME:
COOL OAK

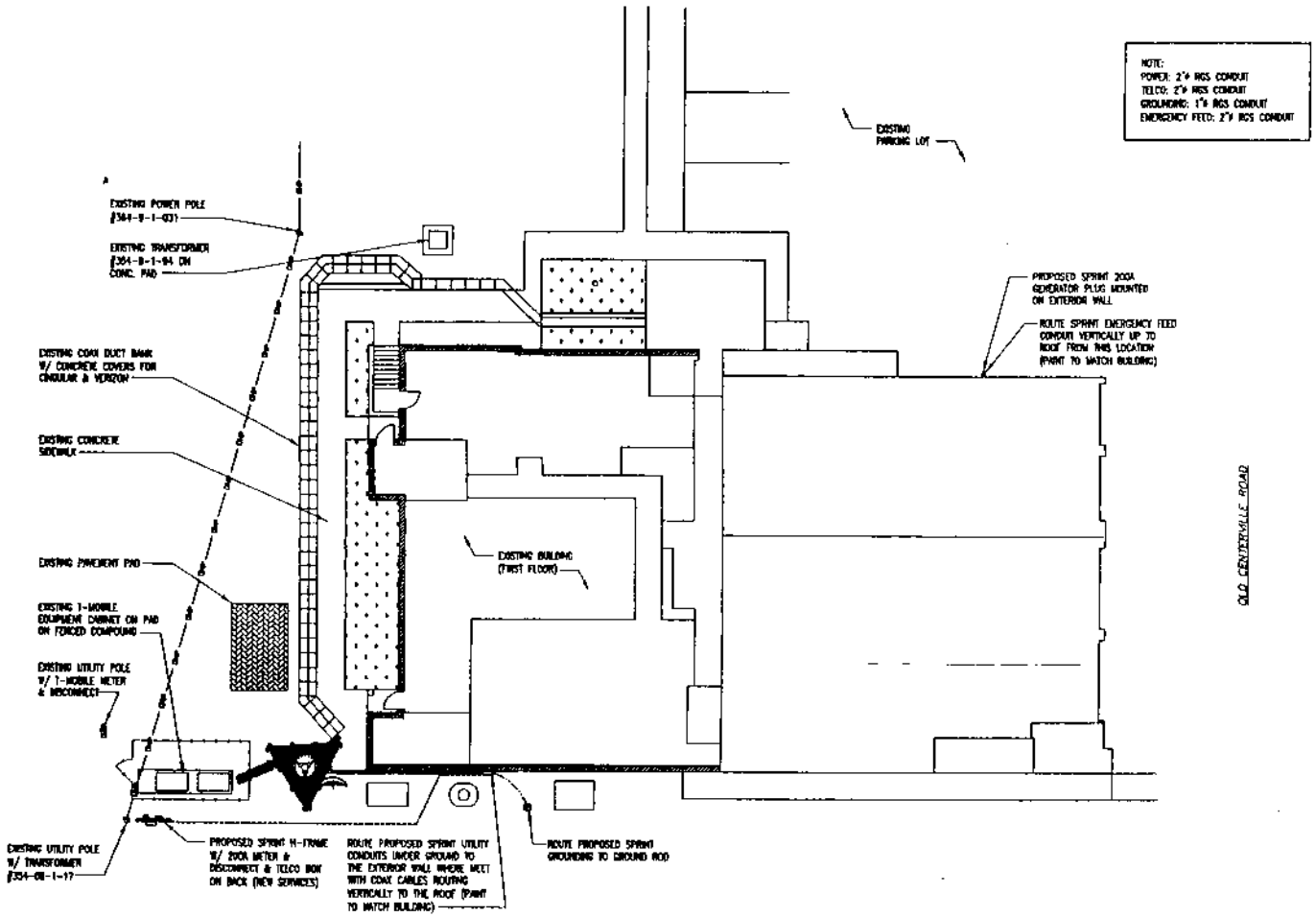
SITE ADDRESS:
5858 OLD CENTERVILLE RD
MANASSAS, VA 22020

STAMP HERE:
COMMONWEALTH OF VIRGINIA
CHRISTOPHER D. MORIN
No. 032964
10.18.06
PROFESSIONAL ENGINEER

DRAWN BY:	AWS
CHECKED BY:	CDM
DATE DRAWN:	10-18-06
SUBMISSION:	ZONING

SHEET TITLE:
SITE & ROOF PLAN

SHEET NUMBER: A-1
REV. #



1"=20'

UTILITY ROUTING PLAN @ GROUND FLOOR

1

Sprint

Together with NEXTEL

7055 SAMUEL MORSE DR.
SUITE 100
COLUMBIA, MD 21046
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REVISION

NO	DESCRIPTION	BY	DATE
1			
2			
3			
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5			
6			

SITE NUMBER:
VA-3854-B

SITE NAME:
COOL OAK

SITE ADDRESS:
5858 OLD CENTERVILLE RD
MANASSAS, VA 22020

STAMPED BY:

COMMONWEALTH OF VIRGINIA
CHRISTOPHER D. MORIN
No. 032984
10.18.06
PROFESSIONAL ENGINEER

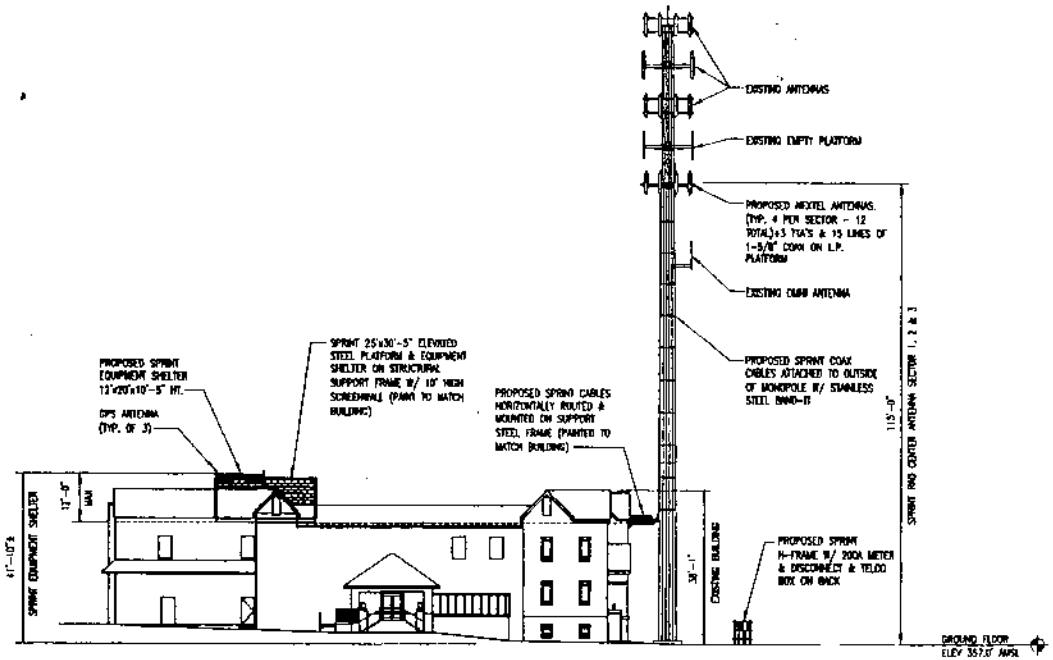
DRAWN BY:	AWS
CHECKED BY:	CDM
DATE DRAWN:	10-18-06
SUBMISSION:	ZONING

SHEET TITLE:

UTILITY ROUTING PLAN @ GROUND FLOOR

SHEET NUMBER: A-2

REV. 1



SCALE IN FEET

0 10 20 40 60

1"=20'

NORTH ELEVATION

2

ADDITIONAL DESIGN NOTES:
THE DESIGN OF THE COMPOUND AS SHOWN IS PRELIMINARY AND MUST COMPLY WITH A STANDARD SET FORTH BY ALL STATE AND MUNICIPAL BUILDING CODES AND ZONING REGULATIONS INCLUDING VARIANCES.

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COLUMBIA, MD 21046
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REVISION

NO	DESCRIPTION	BY	DATE
1			
2			
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4			
5			

SITE NUMBER:
VA-3854-B
SITE NAME:
COOL OAK

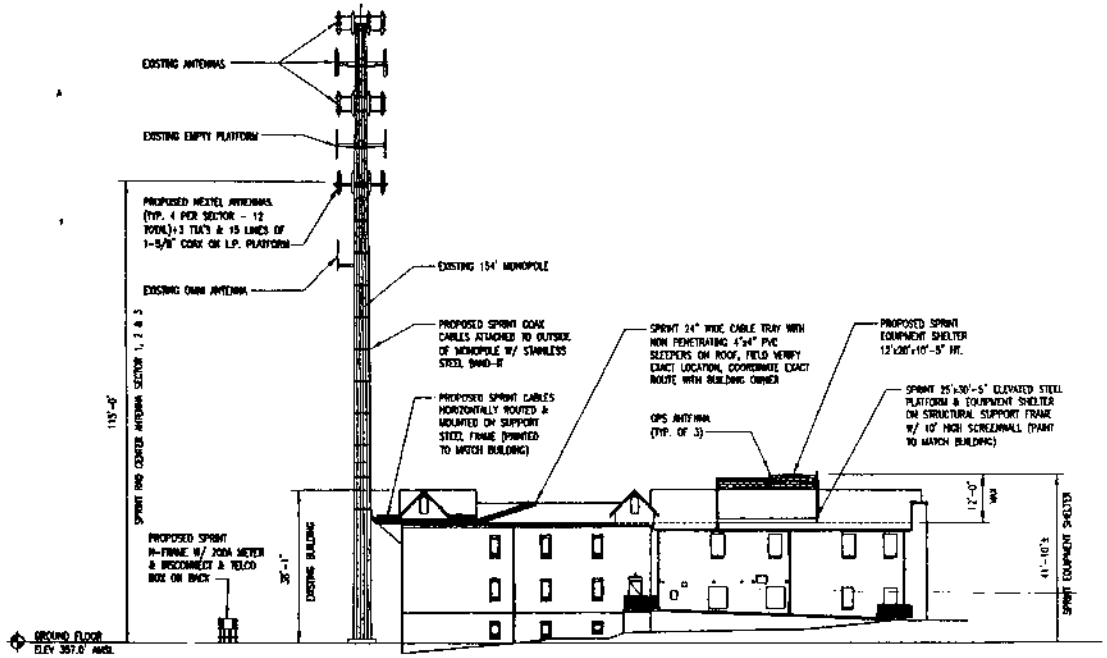
SITE ADDRESS:
5858 OLD CENTERVILLE RD
MANASSAS, VA 22020

STAMP HERE:
COMMONWEALTH OF VIRGINIA
CHRISTOPHER D. MORIN
No. 032984
10.18.06
PROFESSIONAL ENGINEER

DRAWN BY:	AWS
CHECKED BY:	CDM
DATE DRAWN:	10-18-06
SUBMISSION:	ZONING

SHEET TITLE:
NORTH ELEVATION

SHEET NUMBER: A-3
REV. 1



SCALE IN FEET

0 10 20 40 60

1"=20'

SOUTH ELEVATION

2

ADDITIONAL DESIGN NOTES:
THE DESIGN OF THE COMPOUND AS SHOWN IS PRELIMINARY AND MUST COMPLY WITH A STANDARD SET FORTH BY ALL STATE AND MUNICIPAL BUILDING CODES AND ZONING REGULATIONS INCLUDING VARIANCES.

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REVISION

NO	DESCRIPTION	BY	DATE
1			
2			
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SITE NUMBER:
VA-3854-B

SITE NAME:
COOL OAK

SITE ADDRESS:
5858 OLD CENTERVILLE RD
MANASSAS, VA 22020

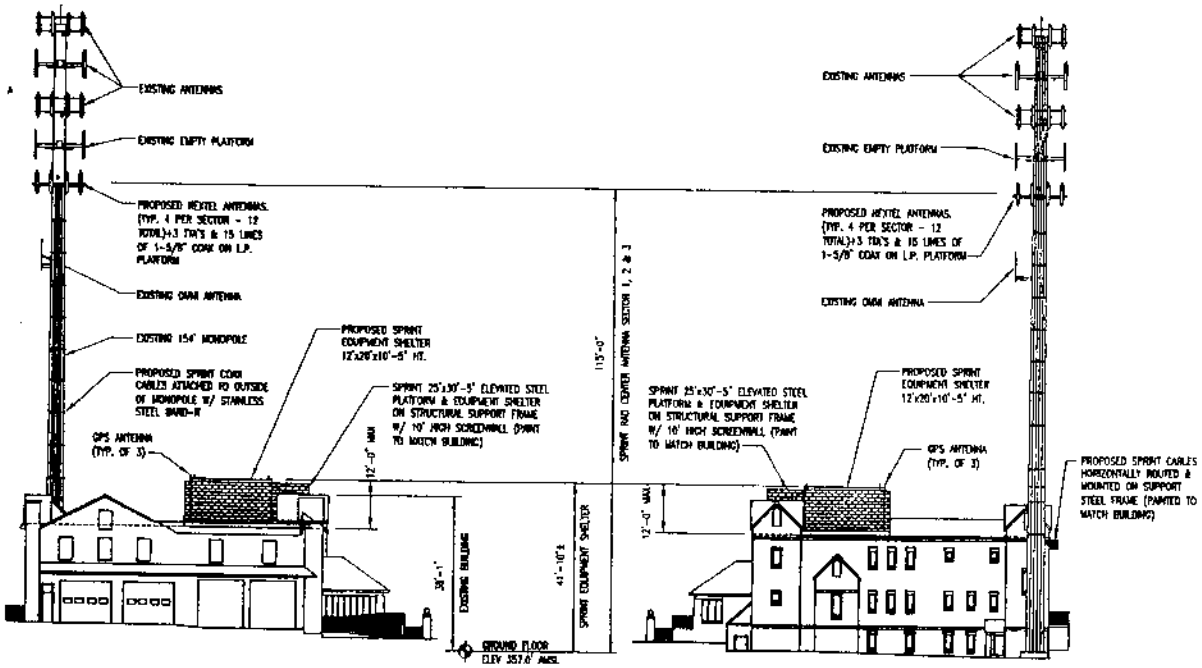
STAMP HERE:
COMMONWEALTH OF VIRGINIA
CHRISTOPHER D. MORIN
No. 032984
10-18-06
PROFESSIONAL ENGINEER

DRAWN BY:	AWS
CHECKED BY:	CDM
DATE DRAWN:	10-18-06
SUBMISSION: -	ZONING

SHEET TITLE:
SOUTH ELEVATION

SHEET NUMBER: A-4

REV. #



EAST ELEVATION

WEST ELEVATION

SCALE IN FEET

0 10 20 40 60

1"=20'

EAST & WEST ELEVATION

2

ADDITIONAL DESIGN NOTES:
THE DESIGN OF THE COMPOUND AS SHOWN IS PRELIMINARY AND MUST COMPLY WITH A STANDARD SET FORTH BY ALL STATE AND MUNICIPAL BUILDING CODES AND ZONING REGULATIONS INCLUDING VARIANCES.

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(TEL) 703-671-8000, (FAX) 703-671-8300

REVISION

NO	DESCRIPTION	BY	DATE
1			
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3			
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6			

SITE NUMBER:
VA-3854-B

SITE NAME:
COOL OAK

SITE ADDRESS:
5858 OLD CENTERVILLE RD
MANASSAS, VA 22020

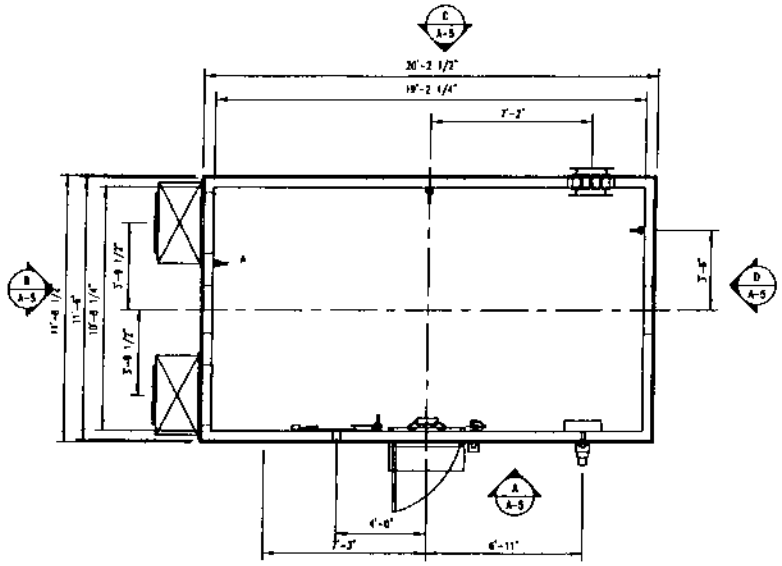
STAMP HERE:
COMMONWEALTH OF VIRGINIA
CHRISTOPHER D. MORIN
No. 032984
10.18.06
PROFESSIONAL ENGINEER

DRAWN BY:	AWS
CHECKED BY:	CDM
DATE DRAWN:	10-18-06
SUBMISSION:	ZONING

SHEET TITLE:
EAST & WEST ELEVATIONS

SHEET NUMBER: A-5

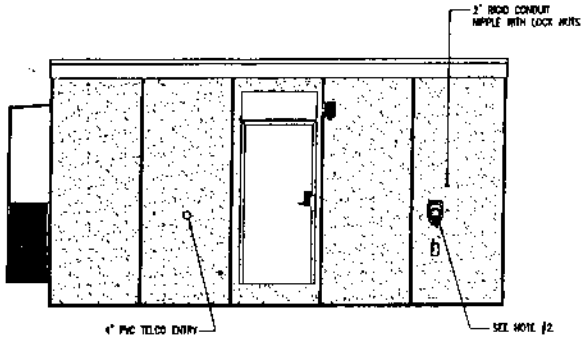
REV. #



N.T.S. | SPRINT STANDARD MILLER SHELTER LAYOUT | 1

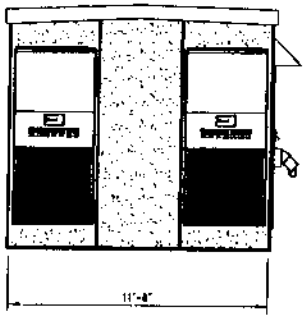
NOTES:

1. THE INTERIOR GROUND BAR IS TO BE MOUNTED & EXTERIOR GROUND BAR IS TO BE PLACED IN THE BUILDING WHEN SHIPPED. 20' OF #2 TINNED COPPER WIRE IS TO BE CAD WELDED TO THE INTERIOR AND EXTERIOR GROUND BARS.
2. LABEL GENERATOR RECEPTACLE ACCORDING TO WIRING DIAGRAM.
3. LIFTING BRACKETS TO BE SUPPLIED WITH EVERY SHELTER



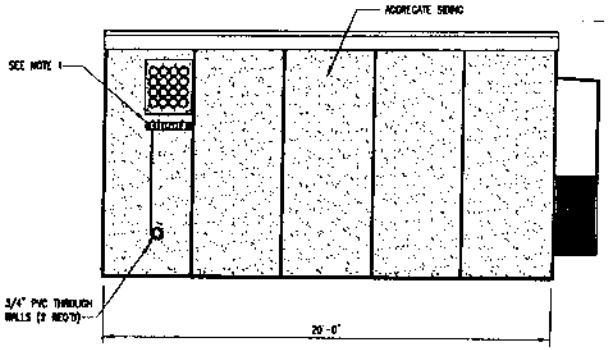
WALL A

N.T.S. | ELEVATION | A



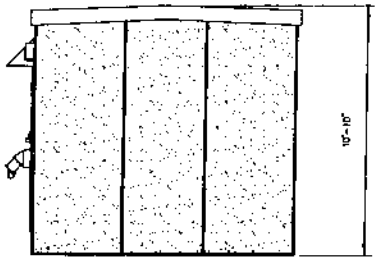
WALL B

N.T.S. | ELEVATION | B



WALL C

N.T.S. | ELEVATION | C



WALL D

N.T.S. | ELEVATION | D

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(410) 953-7400

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engineers
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FALLS CHURCH, VA 22041-3000
(TEL) 703-671-6000, (FAX) 703-671-6300

REVISION

NO.	DESCRIPTION	BY	DATE
1			
2			
3			
4			
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6			

SITE NUMBER:
VA-3854-B

SITE NAME:
COOL OAK

SITE ADDRESS:
5858 OLD CENTERVILLE RD
MANASSAS, VA 22020

STAMP HERE:
COMMONWEALTH OF VIRGINIA
CHRISTOPHER D. MORIN
No. 032964
10.18.06
PROFESSIONAL ENGINEER

DRAWN BY:	AWS
CHECKED BY:	CDM
DATE DRAWN:	10-16-06
SUBMISSION:	ZONING

SHEET TITLE:
SHELTER PLAN, ELEVATIONS, AND DETAILS

SHEET NUMBER: A-6 | REV. #