



# County of Fairfax, Virginia

## MEMORANDUM

DATE: October 6, 2008

**TO:** David Marshall, Chief  
Facilities Planning Branch, Planning Division, DPZ

**FROM:** Kevin Guinaw, Chief *K. Guinaw*  
Special Projects/Applications Management Branch, Zoning Evaluation Division, DPZ

**SUBJECT:** Proposed Nextel Telecommunications Facility at 5904 S. Richmond Highway;  
Tax Map 83-2 ((1)) 2B; 2232 Application FSA-V02-10-1

This is in response to a request for a determination as to whether the telecommunications facility proposed by Nextel Communications at 5904 S. Richmond Highway would be in substantial conformance with the development conditions approved by the Board of Supervisors in conjunction with the approval of Special Exception SE 84-V-113 (for increase in building height and waiver of lot width). As described in the 2232 application dated September 18, 2008, from Michael Kelly, one (1) dish antenna (26-inch diameter) is proposed to be mounted on the exterior wall of the rooftop equipment shelter. The application states the antenna will be finished to match the existing shelter exterior. In addition, one (1) equipment cabinet (35 inches wide x 25 inches long) is proposed for installation inside the existing equipment shelter. A copy of the 2232 application, including illustrations of the proposed locations of the telecommunications equipment, is attached.

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 special exception. It is my determination that the proposed telecommunications facility would be in substantial conformance with SE 84-V-113. Please note that this proposal is subject to 2232 review requirements and that Nextel's ability to proceed 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, please call Carrie Lee at (703) 324-1290.

KG/CDL/O:\clee01\ActionAssignments\Antennas\5904 S. Richmond Hwy\_Nextel\_rooftop.doc

Attachments: A/S

cc: Gerald W. Hyland, Supervisor, Mount Vernon District  
Earl Flanagan, Planning Commissioner, Mount Vernon District  
Regina C. Coyle, Director, Zoning Evaluation Division, DPZ  
Diane Johnson-Quinn, Deputy Zoning Administrator, Zoning Permit Review, ZAD, DPZ  
Ken Williams, Chief, Plan and Document Control, Land Development Services, DPWES  
Michael Kelly, 901 N. Washington Street, Suite 204, Alexandria, VA 22314  
File: SE 84-V-113, ANT 0809 061, Imaging, Reading File



**MEMORANDUM**

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

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

SUBJECT: Request for Review: 2232 Review Application

RE: Application Number: FSA-102-10-1 Tax Map: 93-2 (1) 25

DATE: 9-18-08  
RECEIVED  
Department of Planning & Zoning

SEP 26 2008  
Zoning Evaluation Division

FAIRFAX COUNTY  
RECEIVED  
SEP 19 2008  
2008-0576  
DIVISION OF  
ZONING ADMINISTRATION

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

RECEIVED FROM: Sprint Nextel

PROPOSED USE: Roof-top collocation

LOCATION OF USE: 5904 S. Richmond Hwy

Please send your comments to David Marshall by: 10/3/08 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:

*Pursuant to Part 1 of  
sect 2-514.*

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Referred to ZED for the following: Must be in substantial conformance  
ZAD comments prepared by: L. KIRST Date: 9-18-08 with SE840-117

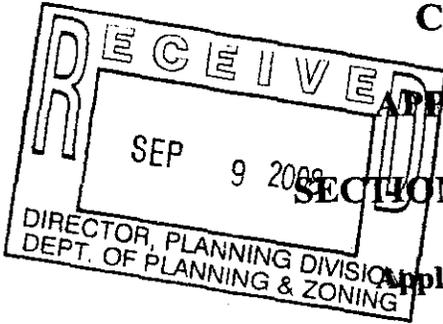
**\*\*ZED COMMENTS:**

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: \_\_\_\_\_

Department of Planning and Zoning  
Planning Division  
12055 Government Center Parkway, Suite 730  
Fairfax, Virginia 22035-5509  
Phone 703-324-1380  
Fax 703-324-3056  
[www.fairfaxcounty.gov/dpz/](http://www.fairfaxcounty.gov/dpz/)

COUNTY OF FAIRFAX, VIRGINIA



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

Application Number: FSA-402-10-1  
(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.

**PART I: APPLICATION SUMMARY**

**ADDRESS OF PROPOSED USE**

5904 S. Richmond Hwy.

City/Town Alexandria, VA Zip Code: 22306

**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 Michael.Kelly@ejaadtelecom.net

Name of Applicant's Agent/Contact (if applicable) Michael Kelly

Agent's Street Address 901 N Washington St, Suite 204

City/Town Alexandria State VA Zip Code 22314

Telephone: Work (240)274-7774 Fax (703)683-7402

**PROPOSED USE**

Street Address: 5904 S. Richmond Hwy., Alexandria, VA 22306

Fairfax Co. Tax Map and Parcel Number(s) 0832 01 002B

Brief Description of Proposed Use Sprint Nextel requests review and approval of a modification to an existing facility. The proposed modification includes the location of one (1) dish antenna, measuring 26 inches in diameter to be mounted on the existing shelter wall and painted to match. Related equipment to be located on existing steel platform.

*accepted 9/18/08*



Fairfax County  
Department of Planning and Zoning, Planning Division  
Herrity Building  
12055 Government Center Parkway, Suite 730  
Fairfax, Virginia 22035

Attn: James P. Zook, Director

**RE: *Statement of Justification for determination of compliance with Fairfax County Comprehensive Plan pursuant to §15.2-2232 of the Code of Virginia for a proposed wireless telecommunications facility to be located at the Lincolnia Park Recreation Club, 6501 Montrose Street, Alexandria***

Applicant: Nextel Communications of the Mid-Atlantic, Inc.  
Site Name: DC01YC249 Riverside Park  
Property Address: 5904 Richmond Hwy  
Alexandria, VA 22306  
Tax ID #: 0832 01 002B  
Book/Page: 10461/1995  
Zoning Designation: C-8 (Highway Commercial)  
Land Use Code: General med/hi rise off (= > 5 stories)  
District: Mason District. #1 Transportation

Dear Mr. Zook:

Pursuant to Section 15.2-2232 of the Code of Virginia, Sprint/Nextel, hereby requests a determination that the proposed wireless telecommunication collocation application described herein is in substantial accord with the Fairfax County Comprehensive Plan.

Sprint/Nextel requests review and approval of this application for modification of its existing facility at the above referenced site for the purpose of providing backhaul service. The requested facility upgrade includes the addition of one 26" dish antenna to be located on face of the existing Sprint equipment shelter, and related equipment to be located on existing platform.

The proposed use is passive and will not generate noise, dust, light, glare, vibrations, traffic or odors. The proposed facility will pose no threat to public health, safety or welfare and will not affect area telephone, radio or television reception.

Nextel's proposed facility has been sited and designed in accordance with the goals of the Fairfax County Land Use Plan and the applicable objectives as defined in the General Guidelines:

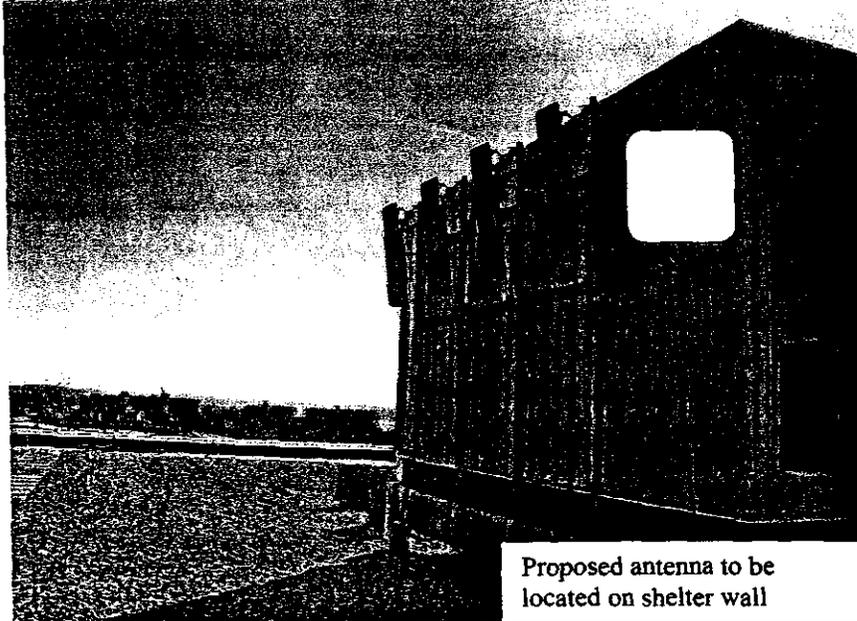
***Policy a. Avoid the construction of new structures by locating mobile and land- based telecommunication facilities on available existing structures such as building rooftops, telecommunication and broadcast poles and towers, electrical utility poles and towers, and water storage facilities when the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

The proposed installation is a modification to an existing facility on an existing structure. The single antenna addition will blend with the existing antennas on the structure, thus minimizing impact to the surrounding area. The related equipment will be located on existing shelter platform.

**Policy b.**

***Locate new structures that are required to support telecommunication antennas on properties that provide the greatest opportunity to conceal the telecommunication facilities and minimize their visual impact on surrounding areas.***

No new structure is proposed. The proposed antenna to be located on the existing shelter will have minimal visual impact on the surrounding areas as it will be painted to match the shelter and will blend with the existing antenna array. The related equipment will abut the existing shelter and will have minimal visibility.



Proposed antenna to be located on shelter wall

**Policy c.**

***Subject to the availability and feasibility of a public site, when multiple sites have equal opportunity to minimize impacts, consider public lands as the preferred location for new structures.***

In order to effectively support Sprints/Nextel's network, the proposed antenna must be integrated within an existing Sprint facility. The proposed is a modification to an existing facility.

**Policy d.**

***Locate mobile and land based telecommunication facilities on public property only after a lease agreement between the County, or related board or authority, and service provider has been established.***

The subject site is not a public property. A lease agreement has been established with the property owner.

**Policy e.**

***Locate mobile and land-based telecommunication facilities operated by different service providers on single sites and/or structures whenever appropriate. Locate single-use structures on a property when a collocation structure for multiple service providers is not desirable or feasible due to site limitations or visual impact concerns.***

Sprint/Nextel has selected a location that is appropriate for its network requirements. The facility has been designed in accordance with regulations and guidelines established by Fairfax County for the siting of such facilities. Nextel allows other service providers to share its facilities wherever feasible.

**Policy f.**

***Ensure that the height of towers and monopoles has the least visual impact and is no greater than required to achieve service area requirements and potential collocation, when visually appropriate.***

on includes a 26" antenna, painted to match the shelter wall, thus mitigating the overall height of the facility will not be extended.

***Public property by mobile and land based telecommunication facilities does not interfere with any existing or planned operational requirements of the public use.***

not interfere with any existing or planned operational requirements of the existing uses.

***Design of mobile and land-based telecommunication facilities to minimize visual impact of the property and surrounding areas. Demonstrate the appropriateness of facility schematics and plans which detail the type, location, height, and design of structures and their relationship to other structures on the property and surrounding areas.***

Design to be the most appropriate location and design for the area. The design should be consistent with the existing facility, eliminating negative impact to the character of surrounding areas.

***The selected site for a new monopole and tower provides the least visual impact on the public way. Analyze the potential impacts from other vantage points and determine that the selected site provides the best opportunity to minimize the visual impact of the facility.***

Modification includes the addition of a single small antenna, the impact will be minimal and no visual alteration will not present an adverse visual impact from any view.

***Design of proposed telecommunication structures, and their antennas and towers to include effective design options appropriate to the site such as: placement of structures to or within areas of mature vegetation and trees which effectively screen the structure and blend into the setting for the proposed structure or which, when viewed in context, help to minimize the visual impact of the structure; views, relative topography and other factors, mitigate their visual presence.***

***Design of structures to blend with an existing pattern of tall structures; design of structures to complement the views of facilities with other existing structures, vegetation, treecover, and other site features; and design of or replacing existing structures to reduce the need for another structure where structure creases or structure replacements are appropriate to the site and the design of the structure.***

Communication facility has been mitigated by bringing fiber into the Sprint network. This is a backhaul solution that minimizes the number of additional antennas that are required. The design will blend with the existing antenna array, further minimizing impact.

***Design of telecommunication facilities to ensure the protection of historically significant landscapes. Design of telecommunication facilities should not be placed or diminished by the placement of telecommunication facilities.***

Proposed facility will have no negative impact on any historically significant areas. Comprehensive Plan as amended through 8/6/2007, the historic sites in the Mount Pleasant area are:

<b>Name</b>	<b>Address</b>	<b>Parcel Number</b>	<b>Date</b>
Andalusia	800 Arcturus Lane, Alexandria	102-2((1))44	c.1869 + 1932
Carlby	4509 Carlby Lane, Alexandria	110-3((1))10	c.1750 + 1947
Collingwood	8301 E. Boulevard Drive, Alexandria	102-4((1))71	c.1785 + 1932
Ferry Landing (Neitzey House)	4201 Neitzey Place, Alexandria	110-3((1))18	1876
Fort Hunt N.V	8940 Fort Hunt Road, Alexandria	111-2((1))3	c.1897
Fort Willard Circle	Belle Haven Road, Alexandria	83-3((14))B1.B2	1862
Grand View H	9000 Richmond Highway, Alexandria	109-2((1))3. 4	1859
Hollin Hills	Near Fort Hunt Road, Alexandria	93-3	1949-1962
Little Hollin Hall	1901 Sherwood Hall, Alexandria	102-1((24))E	c.1779
Mason, Otis T., House H	8907 Richmond Highway, Alexandria	109-2((1))2	c.1840 + c.1890
Mount Eagle*	5919 N. Kings Highway, Alexandria	83-3((1))88	Unknown
Mount Vernon N.V	GW Memorial Parkway, Alexandria	110-2((1))12. 12A	1742-1787
Mount Vernon Memorial Highway N	Washington Street and George Washington Memorial		
Mount Vernon High School	8333 Richmond Highway, Alexandria	101-4((1))5A 101-4((7))1-11	
Peake Family Cemetery	8115 Fordson Road, Alexandria	101-2((1))45A	1785

**Policy l.** *Site proposed facilities to avoid areas of environmental sensitivity.*

Areas of environmental sensitivity have been avoided in the siting of the proposed facility.

**Policy m.** *Site proposed facilities to allow for future expansion and maintain levels of screening to accommodate expansion.*

Sprint will provide reasonable cooperation with the property owner and other service providers in the event of future co-location on the site.

**Policy n.** *Design and site proposed facilities to preserve areas necessary for future right-of-way dedication and ancillary easements for construction of road improvements.*

As reflected in the attached drawings, the proposed facility is reasonably set back from the roadways, thus preserving any such areas.

**Policy o.** *Locate and construct antennas used for purposes other than mobile and land-based telecommunication services in accordance with the same guidelines established in this "Mobile and Land-Based Telecommunications Services" section.*

The proposed facility has been located in accordance with these guidelines and will be constructed accordingly.

## 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  
 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: FSV02-10  
Date of Planning Commission approval: July 10, 2002

### PROJECT DETAILS

#### 1. ANTENNA

Number and Type: 1 VHLP2-11  
Dimensions: height     " width     " depth      diameter 26"  
Dimensions: height     " width     " depth     " diameter       
Location / Placement: 26" dish antenna to be located on face of the existing Sprint equipment shelter  
Wattage: Maximum ERP (Effective Radiating Power) 200w  
Material and Color: Painted to match existing structure  
Material and Color of the Antenna Mounting: Painted to match existing structure  
Height Above Ground: 75" AGL

#### 2. EQUIPMENT

Number and Type of Cabinets or Structures: Magnetek Minicabinet  
Shelter Dimensions: height N/A" width 35" length 25"  
Height of equipment platforms, if any: N/A  
Material and Color: .125" Aluminum Gray  
Location: Inside the existing Sprint equipment shelter  
Method of Screening: Inside the existing Sprint equipment shelter

#### 3. STRUCTURE ON WHICH ANTENNAS WILL BE MOUNTED

Maximum Height: 79'6"  
Material: N/A  
Color: Gray  
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:  
Height of Structure to be Replaced: N/A  
Diameter or Overall Footprint of Structure to be Replaced: N/A

#### 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;
- G. **PHOTOGRAPHIC SURVEY**: For proposed structures, provide a photographic survey of the project site. Photographs should be taken from the subject property boundaries at four or more locations to show on- and off-site views of the subject property and to identify the proposed location of the facility on the site. The number of photos submitted will vary according to site size but should be adequate to view the entire site;
- H. **PHOTO SIMULATIONS**: Provide photo simulations illustrating the proposed facility, antennas and equipment. Include enough photo simulations to accurately depict the proposed facility. For new structures, the photo simulations should depict the appearance of all proposed structures and equipment as viewed from the subject site and adjoining properties and show the relationship to existing site features such as building, trees and other physical features. For rooftop or structure installations, the photo simulations should depict the appearance of the antennas and equipment when installed. Photo simulations may be submitted to Fairfax County as part of the application. For new structures the simulations may be submitted following completion of an on-site height test.
- I. **On-site Height Test**: For proposed poles or towers, the applicant should conduct an on-site height demonstration, such as a balloon or crane test, to simulate the extent of the proposed structure's visibility from surrounding properties. Such test should be coordinated with the staff coordinator.

END OF APPLICATION

Overall Site View

Antennas located in the middle of the roof



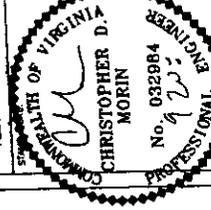


THIS DRAWING IS FOR THE ACCOMPANYING PERMIT ONLY. IT IS NOT TO BE USED FOR ANY OTHER PURPOSES. THE CLIENT'S RESPONSIBILITY IS TO VERIFY THE ACCURACY OF ALL INFORMATION PROVIDED TO THE ARCHITECT. THE ARCHITECT'S RESPONSIBILITY IS TO PROVIDE A COMPLETE AND ACCURATE SET OF DRAWINGS THAT COMPLY WITH ALL APPLICABLE CODES AND REGULATIONS. THE ARCHITECT DOES NOT WARRANT OR GUARANTEE THE ACCURACY OF ANY INFORMATION PROVIDED TO THE ARCHITECT. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY DELAYS OR DAMAGES CAUSED BY ANY OTHER PARTY. THE ARCHITECT'S LIABILITY IS LIMITED TO THE PROFESSIONAL SERVICES PROVIDED. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY DELAYS OR DAMAGES CAUSED BY ANY OTHER PARTY.



NO.	DESCRIPTION	BY	DATE
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			

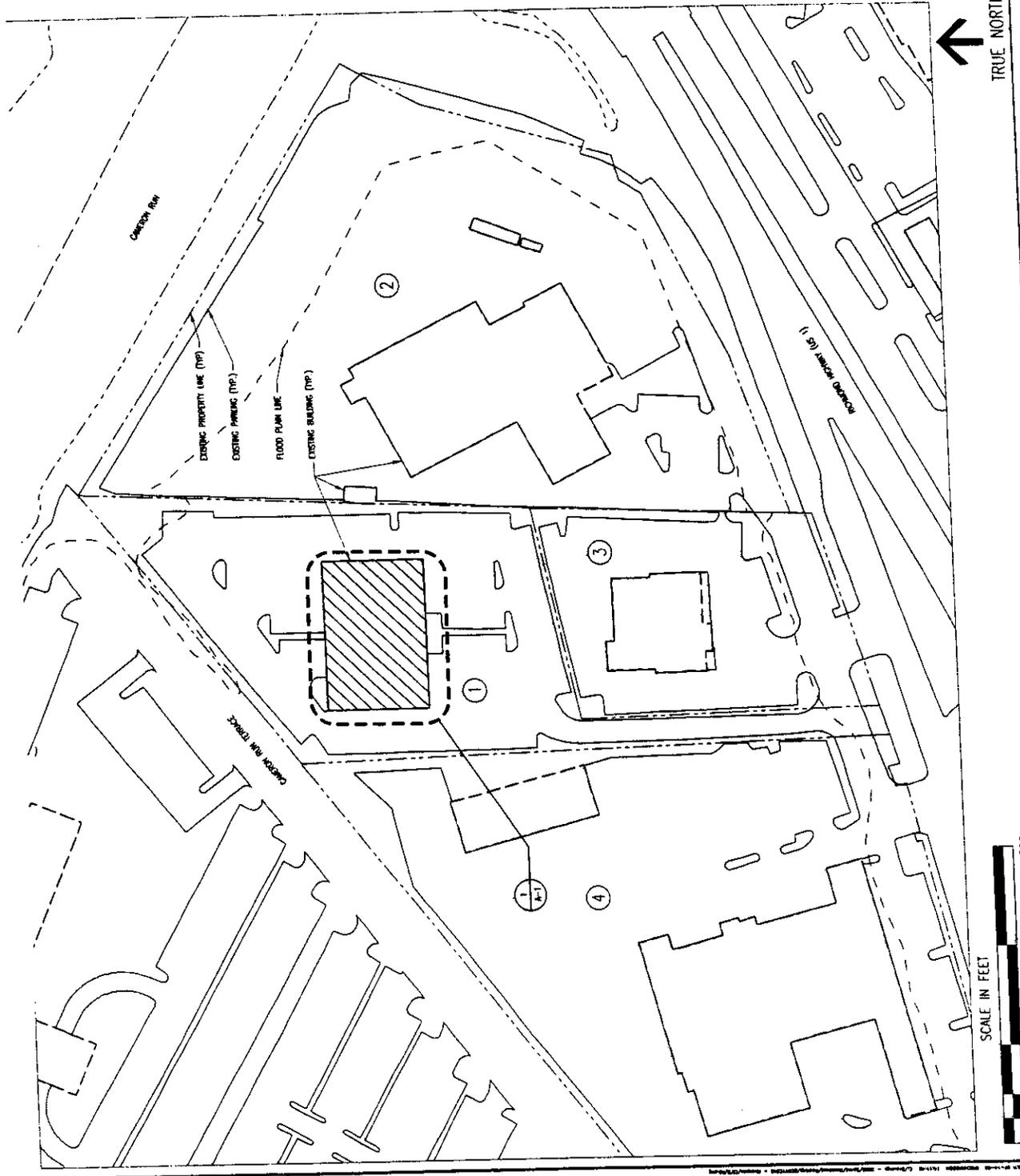
SITE NUMBER: **DC011YC249**  
 SITE NAME: **RIVERSIDE**  
 SITE ADDRESS: **5904 S. RICHMOND HWY, ALEXANDRIA, VA 22306**



DESIGNED BY:	COM
CHECKED BY:	COM
DATE DRAWN:	07-29-08
APPROVED BY:	COM
DATE APPROVED:	07-29-08
PROJECT NO.:	DC011YC249
SHEET TITLE:	SITE PLAN

SHEET NUMBER: **A-0**  
 REV. # **1**

- EXISTING PROPERTIES**
- MAP F, 0437 01 00070  
 5804 RICHMOND HWY  
 HUNTING CREEK LLC  
 BOOK 10481 PAGE 1985  
 ZONED: C-2 (HIGHWAY COMMERCIAL)  
 AREA: 110,126 SF
  - MAP F, 0437 01 00070  
 5804 RICHMOND HWY  
 HUNTING CREEK LLC  
 BOOK 10481 PAGE 1985  
 ZONED: C-2 (HIGHWAY COMMERCIAL)  
 AREA: 110,126 SF
  - MAP F, 0437 01 00070  
 5804 RICHMOND HWY  
 HUNTING CREEK LLC  
 BOOK 10481 PAGE 1985  
 ZONED: C-2 (HIGHWAY COMMERCIAL)  
 AREA: 110,126 SF
  - MAP F, 0437 01 00070  
 5804 RICHMOND HWY  
 HUNTING CREEK LLC  
 BOOK 10481 PAGE 1985  
 ZONED: C-2 (HIGHWAY COMMERCIAL)  
 AREA: 110,126 SF



SITE PLAN

11-517 - 1"=100'  
 24-336 - 1"=50'







THESE DRAWINGS AND/OR THE INFORMATION CONTAINED HEREIN ARE THE PROPERTY OF BC ARCHITECTS AND ENGINEERS. NO PART OF THESE DRAWINGS OR INFORMATION IS TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF BC ARCHITECTS AND ENGINEERS. ANY USE OF THESE DRAWINGS OR INFORMATION FOR ANY OTHER PROJECT WITHOUT THE WRITTEN PERMISSION OF BC ARCHITECTS AND ENGINEERS IS STRICTLY PROHIBITED. THE USER OF THESE DRAWINGS OR INFORMATION SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR THE ACCURACY AND COMPLETENESS OF THE INFORMATION PROVIDED. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR THE ACCURACY AND COMPLETENESS OF THE INFORMATION PROVIDED.

**BC**  
architects  
engineers

3608 COLUMBIA PIKE, SUITE 100  
FALLS CHURCH, VIRGINIA 22034  
(703) 707-7700 (FAX) (703) 707-1300

REVISION

NO.	DESCRIPTION	BY	DATE
1	QUANT COMMENTS	MS	08-08-08
2			
3			
4			
5			
6			
7			
8			
9			
10			

SITE NUMBER  
**DC01YC249**

SITE NAME  
**RIVERSIDE**

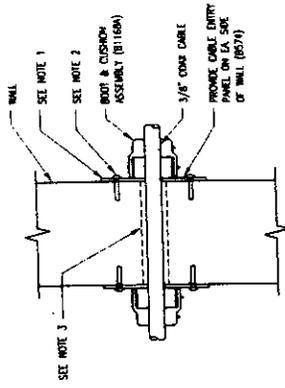
SITE ADDRESS  
5904 S. RICHMOND HWY  
ALEXANDRIA, VA 22306



DESIGNED BY: [Signature]  
CHECKED BY: [Signature]  
DATE DRAWN: 07-25-08  
SUBMISSION: [Signature]  
FINAL CD'S: [Signature]

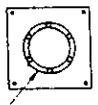
DETAILS

SHEET NUMBER: **A-4**  
REV. **1**



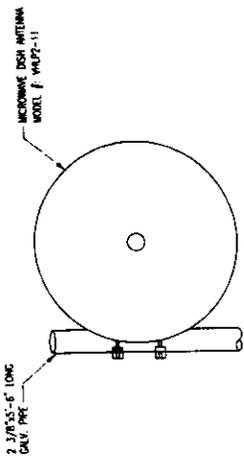
SECTION

- NOTES
1. SEAL PERIMETER OF CABLE ENTRY TO SURFACE OF WALL BY A ONE COMPONENT POLYURETHANE JOSE ELASTOMER SEALANT.
  2. FASTEN CABLE ENTRY TO WALL W/ STAINLESS STEEL SCREWS W/ LOAD SHIELD INSERTS INTO WALL.
  3. USE TORQUE BUSHINGS INTO WALL.
  4. DRILL HOLES 1/4" LARGER IN DIAMETER THAN CABLES THROUGH WALL TO MATCH HOLES IN THE CABLE ENTRY.

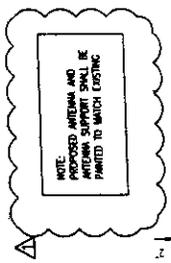


MICROFLOC ENTRY KIT  
PART # FOR CONE CABLE  
WALL PENETRATION, E.C. TO  
DRILL AND SEAL. USE PB104  
FOR SEALANT.

2 TYP. WALL PENETRATION DETAIL



ELEVATION



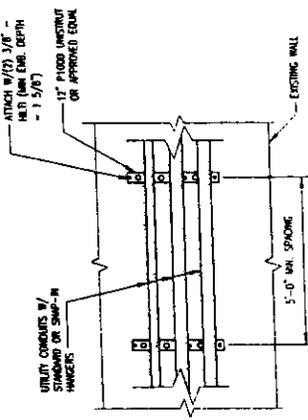
TOP VIEW

NOTE:  
PROPOSED ANTENNA AND  
ANTENNA SUPPORT FRAME  
PAINTED TO MATCH EXISTING

1 N.T.S.

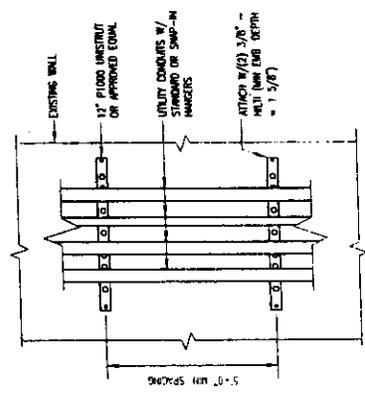
ANTENNA DETAIL

N.T.S.



4 3/4" = 1'-0"

NOT USED



3 N.T.S.

TYP. WALL CONDUIT SUPPORT VERTICAL

N.T.S.

5

THIS DRAWING IS FOR THE ACCOMPANYING PERMITS ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR THE EXISTING CONDITIONS OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE EXISTING CONDITIONS OF THE PROJECT AND FOR THE ACCURACY OF THE INFORMATION PROVIDED TO THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES AND FOR THE PROTECTION OF ALL EXISTING STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND FOR THE PROTECTION OF ALL EXISTING STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND FOR THE PROTECTION OF ALL EXISTING STRUCTURES.

**BC**  
ARCHITECTS  
ENGINERS

NO. DESCRIPTION BY DATE  
 1. CONTRACT COMPLETED 08-09-08  
 2. CONTRACT COMPLETED 08-09-08  
 3. CONTRACT COMPLETED 08-09-08  
 4. CONTRACT COMPLETED 08-09-08  
 5. CONTRACT COMPLETED 08-09-08

REVISION  
 NO. DESCRIPTION BY DATE  
 1. CONTRACT COMPLETED 08-09-08  
 2. CONTRACT COMPLETED 08-09-08  
 3. CONTRACT COMPLETED 08-09-08  
 4. CONTRACT COMPLETED 08-09-08  
 5. CONTRACT COMPLETED 08-09-08

SHEET NUMBER: **S-1**  
 REV. # **1**

PROJECT NUMBER: **DC01YC249**  
 PROJECT NAME: **RIVERSIDE**

SITE ADDRESS:  
 5804 S. ROCKHAWK WAY  
 ALEXANDRIA, VA 22306

STATE OF VIRGINIA  
 CHRISTOPHER D. MORIN  
 No. 032984  
 PROFESSIONAL ENGINEER

DESIGNED BY: [ ]  
 DATE DRAWN: 07-23-08  
 SUBMITTED: [ ]  
 SHEET TITLE: **STRUCTURAL DETAILS AND NOTES**

**STRUCTURAL SPECIFICATIONS**

**I. GENERAL**

1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF THE LOCAL BUILDING DEPARTMENT, THE NATIONAL BUILDING DEPARTMENT, AND ALL OTHER APPLICABLE CODES & STANDARDS.
2. DESIGN AND CONSTRUCTION OF ALL STRUCTURAL MEMBERS, METHODS AND SEQUENCE OF CONSTRUCTION & ERECTION, AND COMPLY WITH ALL APPLICABLE STANDARDS, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR FOR DURATION OF CONSTRUCTION UNTIL WORK IS COMPLETED AND ACCEPTED.
3. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AS WELL AS EXISTING COMPONENTS PRIOR TO ANY DEMOLITION, FABRICATION AND/OR ERECTION OF ANY COMPONENTS, AND SHALL RETURN PROGRESS REPORTS ON PLANS TO THE ARCHITECT/ENGINEER FOR REVIEW AND CORRECTION AS SOON AS POSSIBLE.
4. CONTRACTOR SHALL PREPARE SHOP DRAWINGS WITH DIMENSIONS, AND SUBMIT FOR REVIEW AND APPROVAL PRIOR TO ANY FABRICATION AND/OR ERECTION. SHOP DRAWINGS SHALL ONLY BE REVIEWED FOR GENERAL COMPLIANCE AND CONTRACTOR IS RESPONSIBLE FOR CORRECTION AND TO BUILD ACCORDING TO PLANS.
5. CONTRACTOR SHALL RESTORE ALL DAMAGED, REMOVED, OR DELETED ITEMS DURING CONSTRUCTION AFTER COMPLETION OF WORK TO THE EXTENT SATISFACTORY TO THE BUILDING OWNER OR ENGINEER.

**II. STEEL**

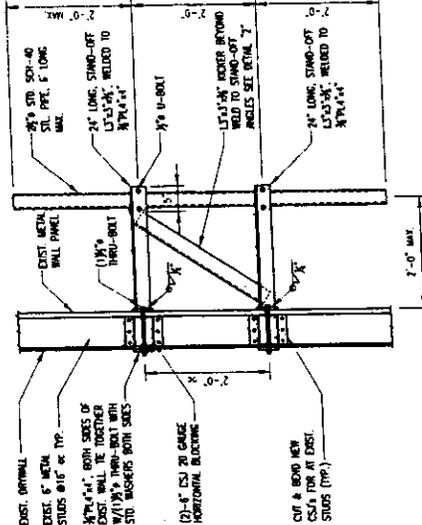
1. ALL STRUCTURAL STEEL SHALL BE DESIGNED, DETAILLED, FABRICATED, AND ERECTED IN ACCORDANCE WITH THE REQUIREMENTS OF "AISC" SPECIFICATIONS.
2. ALL STRUCTURAL STEEL SHALL CONFORM TO ASTM A-36, C75-ALLOYED PSL. STEEL PILES SHALL BE SCHEDULE 40 STANDARD AND SHALL CONFORM TO ASTM A-501.
3. ALL WELDING SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF "AWS" STANDARDS, USING E-70XX ELECTRODES.
4. ALL STRUCTURAL STEEL SHALL BE HOT-DIP GALVANIZED AND SHALL RECEIVE ONE FIELD TOUCH-UP COAT OF ZINC-ENRICHED GALVANIZING PAINT.
5. ALL TYPICAL CUTTING OF STEEL MEMBERS OR BURNING OF HOLES IN STEEL IS ALLOWED. ALL HOLES SHALL BE PRE-DRILLED IN SHOP TO 1/16" LARGER IN DIAMETER THAN BOLTS, OR AS SPECIFIED. CONTRACTOR SHALL COORDINATE ALL PRE-DRILLED HOLES LOCATIONS.
6. BOLTS SHALL BE 3/4" DIAMETER THRU-BOLTS WITH STANDARD WASHERS ON BOTH SIDES.

**III. LIGHT-GAUGE METAL**

1. CONTRACTOR TO VERIFY IN FIELD, THE EXISTING CONDITIONS PRIOR TO ANY FABRICATION AND/OR INSTALLATION.
2. DESIGN HAS BEEN PERFORMED IN ACCORDANCE WITH THE AISC SPECIFICATION FOR THE DESIGN OF COLD FORMED STEEL STRUCTURAL MEMBERS.
3. LACING CRITERIA IS IN ACCORDANCE WITH AISI-9008 CODE REQUIREMENTS FOR 2-SECOND WIND GUST OF 90 M.P.H. ALL NEW COLD-FORMED STEEL MEMBERS SHALL BE 8" CSI SERIES WITH 1/2" FLANGES & 3/8" RETURN LIPS, UNLESS 20 GAUGE.

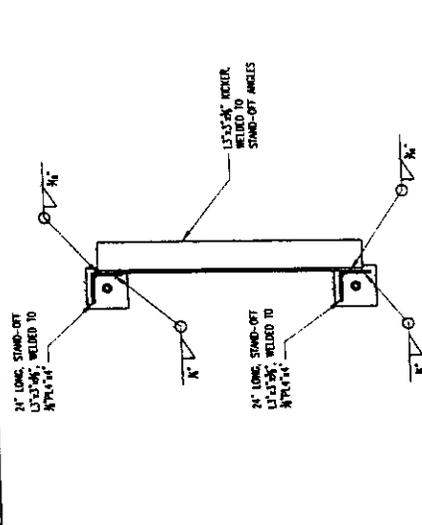
NOTE: REINFORCED CONCRETE AND ANCHOR BOLTS SHALL BE SHOWN TO MATCH EXISTING.

STRUCTURAL NOTES

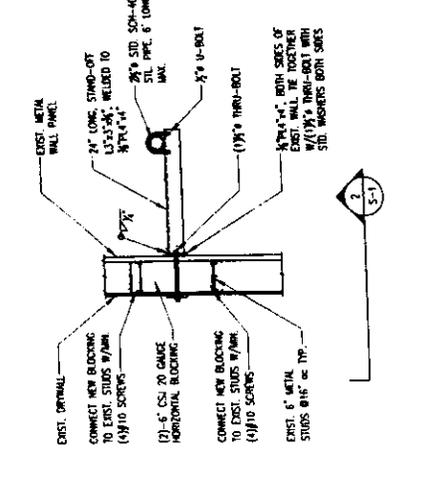


SCALE IN FEET  
 12" 0 1'-0" 2'-0" 3'-0"

**SECTION DETAIL**

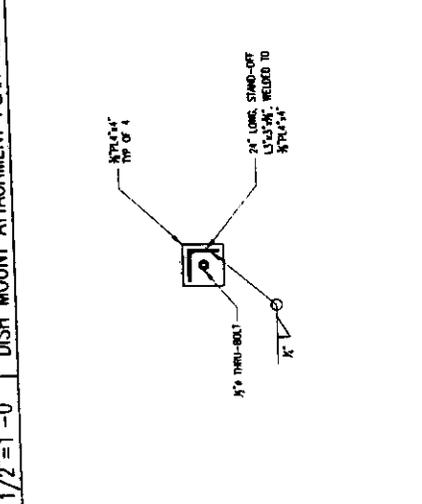


SCALE IN FEET  
 12" 0 1'-0" 2'-0" 3'-0"



SCALE IN FEET  
 12" 0 1'-0" 2'-0" 3'-0"

**DISH MOUNT ATTACHMENT PLAN VIEW**



SCALE IN FEET  
 12" 0 1'-0" 2'-0" 3'-0"

DETAIL - 2

DETAIL - 1