CITY AND BOROUGH OF JUNEAU
ALASKA'S CAPITAL CITY
COMMUNITY DEVELOPMENT

PLANNING COMMISSION STAFF REPORT
SPECIAL USE PERMIT: WCF2022 0001
HEARING DATE: FEBRUARY 28, 2023

(907) 586-0715
CDD_Admin@juneau.org
www.juneau.org/community-development
155 S. Seward Street • Juneau, AK 99801

DATE: February 16, 2023

TO: Michael LeVine, Chair, Planning Commission

BY: Jennifer Shields, Planner II *Jennifer L. Shields*

THROUGH: Jill Maclean, Director, AICP

PROPOSAL: Applicant requests a Wireless Communication Facility (WCF) Special Use Permit (SUP) for a new 62-foot, non-concealed tower in an Industrial zone.

STAFF RECOMMENDATION: Approval with conditions

KEY CONSIDERATIONS FOR REVIEW:

- The tower will be located next to the Tribal Emergency Operations Center for the CCTHITA.
- The tower will improve communications between Southeast Alaskan Tribal communities and emergency/first responders.

GENERAL INFORMATION	
Property Owner	Central Council of Tlingit and Haida Indian Tribes of Alaska (CCTHITA)
Applicant	Corey Padron, CCTHITA
Property Address	5750 Concrete Way
Legal Description	JRM LT 9A
Parcel Number	5B1201060171
Zoning	Industrial (and D15, Lemon Creek)
Land Use Designation	HI (Heavy Industrial)
Lot Size	27,550 square feet
Water/Sewer	Public water and public sewer
Access	Concrete Way
Existing Land Use	Tribal Emergency Operations Center
Associated Applications	BLD21-526 (Tower Foundation)

ALTERNATIVE ACTIONS:

1. **Amend:** require additional conditions, or delete or modify the recommended conditions.
2. **Deny:** deny the permit and adopt new findings for items 1-6 below that support the denial.
3. **Continue:** to a future meeting date if determined that additional information or analysis is needed to make a decision, or if additional testimony is warranted.

ASSEMBLY ACTION REQUIRED:

Assembly action is not required for this permit.

STANDARD OF REVIEW:

- Quasi-judicial decision
- Requires five (5) affirmative votes for approval
- Code Provisions:
  - CBJ 49.65 Article IX
  - CBJ 49.80

The Commission shall hear and decide the case per CBJ 49.65.970(a) - *As of the effective date of this article, no person shall be permitted to site, place, build, construct, modify, or prepare any site for the placement or use of WCF, except for those WCF identified in section CBJ 49.65.940, Table 1, without having first obtained a special use permit. All applicants for a special use permit and any modification of such facility shall comply with the requirements set forth in this section.*

CBJ 49.65.900 – Wireless Communication Facilities Special Use Permit Purpose. *It is the purpose of this article to establish reasonable regulations for the placement, construction and modification of wireless communication facilities (WCF) consistent with the Telecommunications Act of 1996 and applicable law and:*

(a) Promote the health, safety, and general welfare of the public and the City and Borough;

(b) Minimize the impacts of WCFs by establishing standards for siting, design and screening and by requiring consistency with the City and Borough's wireless telecommunications master plan;

(c) Encourage the collocation of antennas on existing structures thereby minimizing new visual impacts and reducing the need for new towers;

(d) Maintain the natural surroundings and character of the City and Borough;

(e) Preserve neighborhood harmony and scenic viewsheds and corridors as indicated in the Comprehensive Plan of the City and Borough of Juneau;

(f) Accommodate the growing need and demand for wireless communications services;

(g) Respond to the policies embodied in the Telecommunications Act of 1996 in such a manner as not to unreasonably discriminate between providers of functionally equivalent personal wireless services or to prohibit or have the effect of prohibiting personal wireless services; and

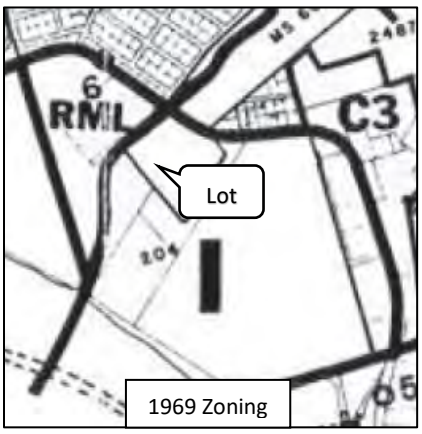
(h) Respond to the policies embodied in Section 6409(a) of the Spectrum Act (P.L. 112-96).

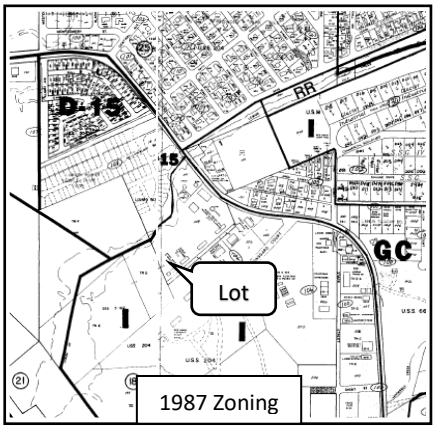
SITE FEATURES AND ZONING

SURROUNDING ZONING AND LAND USES	
North (D15)	Lemon Creek
South (Industrial)	Industrial
East (Industrial)	Industrial
West (Industrial)	Industrial

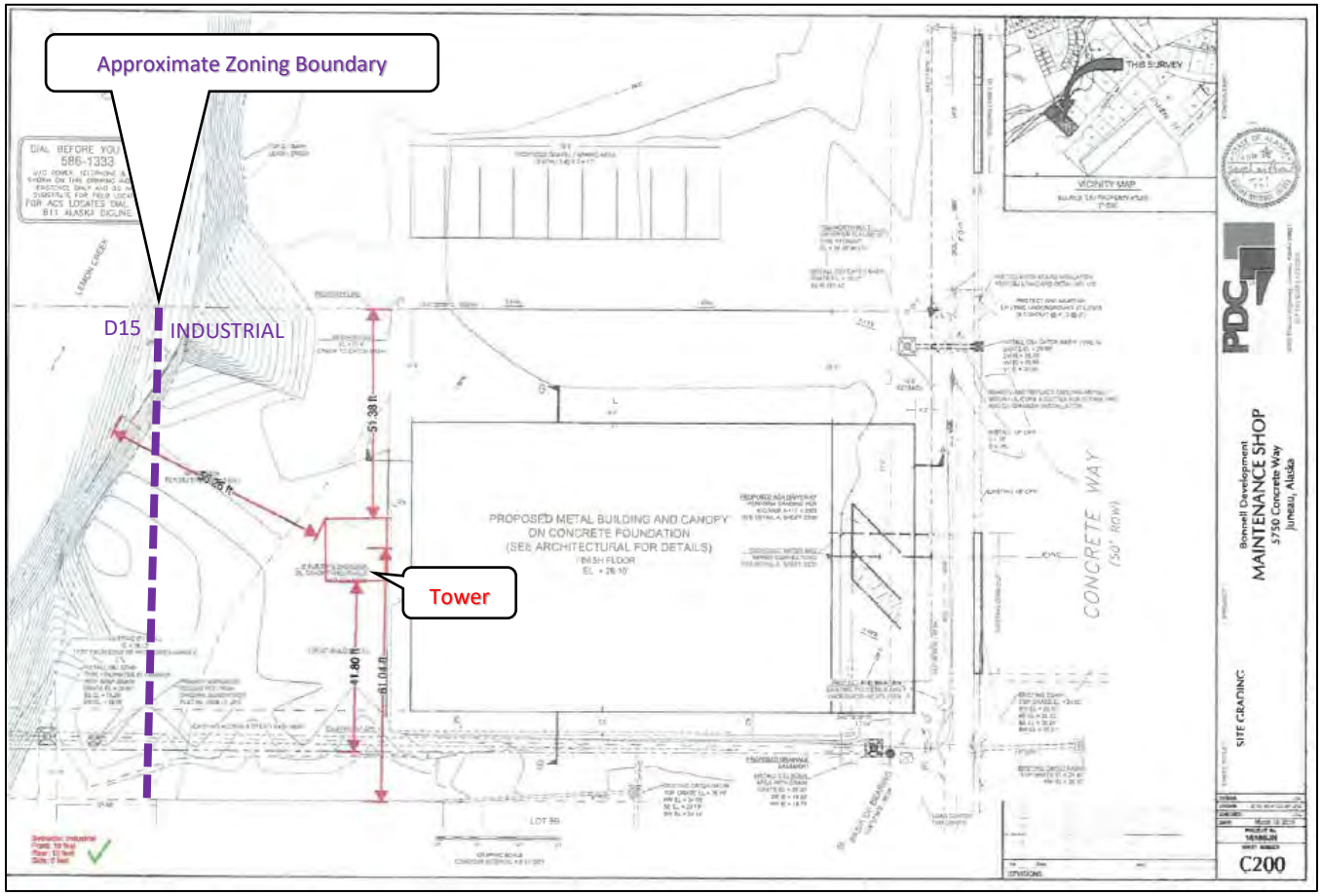
SITE FEATURES	
Anadromous	Yes
Flood Zone	Yes
Hazard	No
Hillside	No
Wetlands	No
Parking District	No
Historic District	No
Overlay Districts	No

The current zoning map for the lot shows two zoning classifications: I (Industrial) on the majority of the lot where previous development has occurred and where the new tower is proposed; and D15 (Multi-Family Residential) on a fraction of the lot that borders Lemon Creek. It is likely that this split zoning is a result of an oversimplification of zoning boundaries over the years in relation to Lemon Creek's meandering channel, as illustrated by the historical zoning maps below.





SITE PLAN



BACKGROUND INFORMATION

Project Description – The applicant is proposing a new 62-foot, non-concealed Trylon KDSS radio communications tower at the CCTHITA Tribal Emergency Operations Center (TEOC, Attachment A).

Background – The tower project was originally funded by the Centers for Disease Control and Prevention (CDC) as a result of COVID-19 and the need to establish effective communications between Southeast Alaskan Tribal communities. The project has since been expanded to develop and improve emergency communications between Tribal villages, Tribal associations, and emergency/first response providers.

Specifically, the radio communication system will connect remote communities through the monitoring of established frequencies and by creating new communication links to allow real time communications with the Village Public Safety Officer Program (VPSO) in Tribal communities. The system will use a low wattage mobile radio communication system of 60 watts or less, and will be monitored by the U.S. Coast Guard (USCG) through their command center. According to the applicant, the project has been identified as a high priority by the USCG, VPSO, and Tribal communities.

In 2021, a Certificate of Occupancy was issued for a two-story structure on the lot (BLD17-578, Attachment F). Later that year, a building permit was issued to pour a "foundation only" for the tower (BLD21-526, Attachment A).

The table below summarizes relevant history for the subject parcel and proposed development.

Year	Item	Summary
2005	Plat	JRM Subdivision Plat No. 05-28 created the original Lot 9 (Attachment B).
2009	Plat	Plat No. 09-09 modified the lot and current created Lot 9A (Attachment C).
2017	Building Permit	BLD17-578 to construct a maintenance shop building (Attachment D).
2019	As-Built Survey	Survey showing the structure and setbacks from Lemon Creek (Attachment E).
2021	Certificate of Occupancy	Issued for the two-story structure (Attachment F).
2021	Pre-Application Conference	PAC21-30 held to review tower requirements (Attachment A).
2021	Building Permit	BLD21-526 Foundation only permit for the tower (Attachment A).

ANALYSIS

Project Site – The project site is located on a 27,550 square foot lot in the Lemon Creek industrial area, a developed area of metal buildings with industrial, storage, and commercial uses. The area has the typical aesthetics and characteristics of a working industrial neighborhood in terms of noise, dust, and associated visual impacts. The surrounding flat terrain of the area supports the operation of low wattage radio communications.

Three taller WCF's are visible in the area:

- One approximately 500 feet away at 5751 Concrete Way (JLS Properties, Inc.);
- One approximately 900 feet away at 5594 Tonsgard Court (Hildre); and
- One 1,600 feet away at 5541 Glacier Highway (Juneau and Douglas Telephone Company).

Condition: None.

Project Design – The proposed tower will be constructed on the back side of an existing metal building and will provide the infrastructure needed for low wattage radio antennas. It will have a self-supporting, triangular, lattice design constructed of galvanized steel, allowing it to be less visible on the skyline or when viewed from afar. The gray color of the weatherized steel will blend into the typical gray skies of Juneau.

An FAA Determination has specified that no tower lighting is required. No equipment shelters or cabinets associated with the tower are proposed. Other features of the tower and project design include the following (Attachment A):

Antennas and Cables: The tower has been designed to support a minimum of six antenna arrays as described on Trylon Drawing 170483.319.0301 (Attachment A). Some of the antennas will be flush mounted, and others will need to have stand-off brackets to isolate them from the tower structure. Utilities will not be connected to the tower, so the coaxial cables will be bundled and attached to one leg.

Security: There will be a lock cage on the ladder and an anti-climb shield will be attached at the base of the tower. In addition, there will be video surveillance and controlled access for authorized personnel only. The transmitting equipment will be installed inside the TEOC in a secured location.

Setbacks: The tower will have a breakpoint designed at 40 feet of elevation. CBJ 49.65.930(f)(2) requires a tower with breakpoints to have a minimum setback distance of 110 percent of the distance from the top of the structure to the breakpoint level of the structure, or the minimum yard setback requirements, whichever is greater. The height of the tower is 62 feet, with a breakpoint of 40 feet (i.e. 22 feet from the top of the tower). Therefore, the minimum setback required is 24.2 feet from the nearest property line. The proposed tower location is 41.80 feet from the nearest property line.

Structural Assessment: The tower has been designed, manufactured and supplied in accordance with the ANSI/TIA 222-H standard for Juneau, Alaska. This is the national standard for antennas and the supporting structures for antennas published by the Telecommunications Industry Association (TIA). An Alaska-licensed engineer conducted the structural assessment of the proposed tower and existing foundation.

Visual Impact Assessment: From the south, the existing two-story structure on the lot will obscure the tower's bottom half along Concrete Way, with only the upper portion of the tower seen above the roof line. From the north, trees and vegetation along Lemon Creek will block most of the tower view from residential areas in that direction. From the west, vegetation along Lemon Creek and the side of the landfill will block most views of the

tower from Egan Drive. From the east, industrial buildings and vegetation will block any view of the tower from beyond Glacier Highway. The applicant has submitted a zone of visibility map, "before" photos and "after" simulated renderings, and photos of the balloon test conducted in September 2022. Based upon these submittals, the tower will have minimal visual impact (Attachment A).

Condition:

1. **The tower shall contain a sign no larger than four square feet with text in a sufficient font size to provide adequate notification to persons in the immediate area of the presence of an antenna that has transmission capabilities. The sign shall contain the name(s) of the owner(s) and operator(s) of the facility, an emergency phone number(s), and FCC registration number, if applicable.**

Traffic – Staff does not anticipate the proposed use to add traffic to the existing site, excluding the limited traffic during construction and periodic maintenance.

Condition: None.

Parking and Circulation – The site has space for parking and is accessed from Concrete Way. Title 49 does not set parking requirements for WCF's.

Condition: None.

Vegetative Cover and Landscaping – Industrial zoning requires five percent vegetative cover; the site has approximately 15% vegetative cover in the back of the lot along Lemon Creek. Native trees up to 75 feet tall are located along both streambanks, blocking most of the tower view from residential areas in that direction.

Condition: None.

Habitat – Lemon Creek is an anadromous stream included in the 2013 Comprehensive Plan, Appendix B. CBJ 49.70. 310 prohibits development within 50 feet of the ordinary high water mark of anadromous streams and prohibits disturbance within 25 feet. The proposed tower site is located outside of both of these stream setbacks and will not impact vegetation within the protected areas.

Condition: None.

Drainage – Drainage will be considered in the building permit review process.

Condition: None.

Hazard Zones – The proposed tower is not within a mapped hazard zone, and is on flat terrain. The northeast corner of the lot is within a Special Flood Hazard Area (SFHA) Zone AE and includes the Lemon Creek floodway. The proposed tower site is located outside of the SFHA.

Condition: None.

Public Health or Safety – The new tower will improve emergency communications between Tribal villages, Tribal associations, and emergency/first response providers by improving and creating communication links with the Village Public Safety Officer Program (VPSO) and Tribal communities. The system will be monitored by the U.S. Coast Guard (USCG) through their command center, and has been identified as a high priority by the USCG, VPSO, and Tribal communities.

Radio Frequency Safety: The WCF complies with the Telecommunications Act of 1996, and enforcement is the purview of the FCC. In 2019, the FCC reviewed exposure standards in light of 5G technology. The FCC determined no changes to standards were warranted (FCC press release, "*Chairman Pai Proposes to Maintain Current Radiofrequency Exposure Safety Standards,"* August 8, 2019). The applicant has provided a Radio Frequency Emissions Compliance Report signed by a qualified professional, whose credentials are included in Attachment A.

Infrastructure Safety Features: CBJ 49.65.930(b) requires that towers and support structures be reasonably shielded from unauthorized access, with access for only those who service them. There will be a lock cage on the ladder and an anti-climb shield will be attached at the base of the tower. In addition, there will be video surveillance and controlled access for authorized personnel only. The transmitting equipment will be installed inside the TEOC in a secured location.

Condition: None.

Property Value or Neighborhood Harmony – The proposed tower will not generate noise, traffic, or visual impact that is inconsistent with existing towers or neighboring residential uses.

Condition: None.

SPECIFIED USE REVIEW - CBJ 49.65 ARTICLE IX – WIRELESS COMMUNICATION FACILITIES

Tower Location –

Topic and Code Reference	Summary	Complies	Recommended Condition
CBJ 49.65.920 and CBJ 49.65.960(b) Location preference for new WCFs	The location was picked for the following reasons: 1) The tower will be in close proximity to the Tribal Emergency Operations Center and transmitting equipment located in the center; 2) The site is in an Industrial zoned area with road access and existing power cable connections; 2) Visibility of the tower will be limited; and 4) The CCTHITA owns the property and therefore makes the site economically viable.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.920(b)	The applicant has provided analysis as to why they cannot	☒ Yes ☐ No	

Topic and Code Reference	Summary	Complies	Recommended Condition
Collocation on existing WCF	collocate on existing facilities, including that the tower will be in close proximity to the Tribal Emergency Operations Center and transmitting equipment located in the center, and that CCTHITA owns the property and therefore makes the site economically viable.	☐ N/A	
CBJ 49.65.930(g) and CBJ 49.65.970(f)(3)(C) Natural Areas & View sheds	No natural areas or viewsheds, as defined in the 2013 Comprehensive plan, are impacted.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(f)(3)(A) State or local wildlife refuges	The tower is not proposed on a state or local wildlife refuge.	☐ Yes ☐ No ☒ N/A	
CBJ 49.65.970(f)(3)(B) Public parks	The tower is not proposed in a public park.	☐ Yes ☐ No ☒ N/A	
CBJ 49.65.970(f)(3)(D) Mendenhall Glacier	The proposed tower will not impact the view of the Mendenhall Glacier from the North Douglas boat launch nor the False Outer Point.	☒ Yes ☐ No ☐ N/A	

Wireless Communication Facility Design Criteria –

Topic and Code Reference	Summary	Complies	Recommended Condition
CBJ 49.65.930(a) Concealed and non-concealed antenna	The tower will not have concealed antennas due to the existing visual screening and industrial nature of the project site.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(b) Site security	There will be a lock cage on the ladder and an anti-climb shield will be attached at the base of the tower. In addition, there will be video surveillance and controlled access for authorized personnel only. The	☒ Yes ☐ No ☐ N/A	

Topic and Code Reference	Summary	Complies	Recommended Condition
	transmitting equipment will be installed inside the TEOC in a secured location.		
CBJ 49.65.930(c) Signage	Appropriate and required signage will be required to be installed.	☒ Yes ☐ No ☐ N/A	**1. The tower shall display a sign no larger than four square feet with text in a sufficient font size to provide adequate notification to persons in the immediate area of the presence of an antenna that has transmission capabilities. The sign shall contain the name(s) of the owner(s) and operator(s) of the facility, an emergency phone number(s), and FCC registration number, if applicable.**
CBJ 49.65.930(d) and CBJ 49.65.970(c)(2)(B)(vi) Lighting	An FAA Determination has specified that no tower lighting is required.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(e)(1) and CBJ 49.65.960(n) Antenna arrays required	The tower will be 62 feet in height and will accommodate six antenna arrays.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(e)(2) Utilities	Utilities are provided to the site, with no additional utilities required.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(e)(3) WCF designed to blend with surrounding features	The tower will be located in an industrial zoning district, will be gray in color to blend into the surrounding features, and will have natural vegetative screening obscuring the facility.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(e)(4) Guy Wires Prohibited	Guy wires are not proposed.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(f) Setbacks	The height of the tower is 62 feet, with a breakpoint of 40 feet (i.e. 22 feet from the top of the tower). The minimum setback required is 24.2 feet from the nearest property line. The proposed tower location is 41.80 feet	☒ Yes ☐ No ☐ N/A	

Topic and Code Reference	Summary	Complies	Recommended Condition
	from the nearest property line.		
CBJ 49.65.930(h) Compliance with the Master Plan	As discussed below, with recommended conditions, the proposed WCF is in general conformity with the Wireless Telecommunications Master Plan.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(i) Visibility	As previously discussed and illustrated with the balloon test, the proposed tower location will have minimal visual impact.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.930(j) and CBJ 49.65.960(r) Structural Assessment	Application packet, pages 37-81.	☒ Yes ☐ No ☐ N/A	

Special Use Permit Submittal Requirements –

Topic and Code Reference	Summary	Complies	Recommended Condition
CBJ 49.65.960(c) and CBJ 49.65.970(c)(2)(A) Design Criteria Narrative	Application packet, pages 93-97.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.960(d) Statement of Compliance with FCC Standards	Application packet, pages 23-30.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.960(p) Certification of Compliance with all Applicable Laws	Application packet, page 31.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.960(q) Statement of limits on collocation	N/A	☐ Yes ☐ No ☒ N/A	

CBJ 49.65.960(s) Certification of construction standards	Application packet, page 31.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.960(t) Compliance with FAA Regulations	Application packet, pages 32-36.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(c)(2)(C) Minimum Height Required	Application packet, pages 93-97.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(c)(2)(E) Propagation Study	Application packet, pages 124-125.	☒ Yes ☐ No ☐ N/A	

Visual Impact Assessment –

Topic and Code Reference	Summary	Complies	Recommended Condition
CBJ 49.65.970(c)(2)(B)(i) Zone of Visibility Map	Application packet, pages 99-104.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(c)(2)(B)(ii) Siting for Lease Adverse Impact	Application packet, pages 99-104.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(c)(2)(B)(iii) Before and after depiction of site	Application packet, pages 99-104. The site has effective view screening as demonstrated by the balloon test analysis.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(c)(2)(B)(iv) Visual Impact of Base	Application packet, pages 99-104.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(c)(2)(B)(v) Screening of Base	Application packet, pages 99-104. The existing two-story structure will screen the base.	☒ Yes ☐ No ☐ N/A	
CBJ 49.65.970(c)(2)(D) Balloon Test	Application packet, pages 105-123.	☒ Yes ☐ No ☐ N/A	

AGENCY REVIEW

CDD conducted an agency review comment period between January 18, 2023 and February 10, 2023. Agency review comments can be found in Attachment G.

Agency	Summary
U.S. Coast Guard	"Our Spectrum Manager took a look, and there shouldn't be any issues with this moving forward as there seems to be enough separation of the signals, and they won't be using the same frequencies that we use. If any issues arise in the future, we would be able to work with them to de-conflict."
Juneau International Airport	No comments.
Building Department	No comments.
Capital City Fire and Rescue	No comments.
General Engineering	No comments.
Police Department	No comments.

PUBLIC COMMENTS

CDD conducted a public comment period between January 20, 2023 and February 24, 2023. Public notice was mailed to property owners within 1,500 feet of the subject parcel (Attachment H). Two public notice signs were posted on-site, and one public notice sign was posted near the intersection of Concrete Way and Glacier Highway, two weeks prior to the scheduled hearing (Attachment I). No public comments have been received as of the date of this staff report.

CONFORMITY WITH ADOPTED PLANS

The proposed development is in general conformity with the 2013 Comprehensive Plan and the 2014 Wireless Telecommunications Master Plan.

PLAN	Chapter	Page No.	Item	Summary
2013 Comprehensive Plan	11	149	Land Use Designation	Complies with the Heavy Industrial land use designation of the Comprehensive Plan Land Use Maps.
	12	208-209	12.11	*To plan for and to establish land use controls on wireless communications facilities in a manner that is appropriate for the community and within the parameters established by federal law.*
2014 Wireless Telecommunications Master Plan		6	Policy 1	*To ensure the protection of the health and safety of the public with the development of wireless communication facilities.*
		6	Policy 2	*To protect aviation safety by coordinating with the Federal Aviation Administration (FAA) with the development of wireless communication facilities.*
		7	Policy 3	*To protect the natural environment with the development of wireless communication facilities.*

PLAN	Chapter	Page No.	Item	Summary
		7	Policy 4	*To protect the public interest and neighborhood harmony with wireless communication facilities*.
		8	Policy 5	*Promote land use efficiently with the collocation of wireless commination facilities to existing structures.*
		8	Policy 6	*To preserve the scenic viewsheds and corridors listed in the 2013 Comprehensive Plan with the development of wireless communication facilities.*

FINDINGS

Wireless Communication Facility Special Use Permit Approval Criteria – CBJ 49.65.970(f), Planning Commission Determination, states that the Planning Commission is authorized to review, analyze, evaluate and make decisions with respect to reviewing special use permits for WCFs. Per CBJ 49.65.970(d) and (f), Review of Director's and Commission's Determinations, the Director makes the following findings on the proposed development:

1. Is the application for the requested special use permit complete?

Analysis: No additional analysis required.

Finding: Yes. The application contains the information necessary to conduct full review of the proposed operations. The application submittal by the applicant, including the appropriate fees, substantially conforms to the requirements of CBJ Chapter 49.65.900.

2. Was Public Notice of the Planning Commission consideration in compliance with CBJ 49.65.970(e)?

Analysis: Notice of the proposed Wireless Communication facility was provided in the Juneau Empire 10 days prior to the scheduled hearing; three (3) public notice signs were posted two (2) weeks prior to the scheduled hearing; and postcards were mailed to property owners within 1,500 feet of the proposed Wireless Communication Facility and to neighborhood associations listed with the Municipal Clerk.

Finding: Yes. Public notice of the proposed Wireless Communication Facility was provided in accordance with CBJ 49.65.970(e).

3. Is the proposed project consistent with safety and safety-related codes and requirements?

Analysis: No additional analysis required.

Finding: Yes. The proposed Wireless Communication Facility does comply with safety and safety-related codes and requirements.

4. Is the proposed use appropriate according to the purpose of the zoning district, and other specific zoning,

overlay, or land use designation?

Analysis: No additional analysis required.

Finding: Yes. The proposed development is appropriate according to the Table of Permissible Uses and the Comprehensive Plan Land Use Designation.

5. ***Is another approved WCF or WCF application that is available to the applicant present within the geographic search area?***

Analysis: No additional analysis required.

Finding: No. The applicant has demonstrated that another WCF is not available in the geographic area.

6. ***Is the proposed site on, or eligible to be on, the National Register of Historic Places?***

Analysis: No additional analysis required.

Findings: No. The proposed site is not on, or eligible to be on, the National Register of Historic Places.

7. ***Is the proposed site in an area commonly valued by the community as a whole for its natural or scenic properties?***

Analysis: No additional analysis required.

Findings: No. The area is not valued by the community for natural or scenic properties. Additionally, the proposed site is not listed in the 2013 Comprehensive Plan as a scenic corridor.

8. ***For a proposed freestanding tower, did the applicant demonstrate that no existing structure or tower can accommodate the applicant's proposed use without increasing the height of the existing tower or structure or otherwise creating a greater visual impact; or that use of such existing facilities is technically infeasible or commercially impracticable?***

Analysis: No additional analysis required.

Findings: Yes. The applicant has demonstrated that no existing tower can accommodate the applicants proposed use.

9. ***Will the proposed development be in general conformity with the land use plan, thoroughfare plan, or other officially adopted plans?***

Analysis: No additional analysis required.

Findings: Yes. The proposed WCF, with recommended conditions, will be sited and constructed in general conformity with the 2013 Comprehensive Plan and the 2014 Wireless Telecommunications Master Plan.

10. ***Is the proposed development located on State or local wildlife refuges?***

    Analysis: No additional analysis required.

    Findings: No. The proposed WCF is not located on State or local wildlife refuges.

11. ***Is the proposed development in any area designated as a public park, unless screened so as to minimize visual and noise impacts, and as long as public use will not be disrupted?***

    Analysis: No additional analysis required.

    Findings: No. The proposed WCF is not located in an area designated as a public park.

12. ***Is the development in any area designated as a scenic corridor/viewshed identified in the Comprehensive Plan of the City and Borough of Juneau?***

    Analysis: No additional analysis required.

    Findings: No. The proposed WCF is not in in any area designated as a scenic corridor/viewshed identified in the Comprehensive Plan of the City and Borough of Juneau

13. ***Is the development in any area that fully or partially obstructs the view of the Mendenhall Glacier from the waterfront roadway from the North Douglas boat launch facility to False Outer Point?***

    Analysis: No additional analysis required.

    Findings: No. The proposed WCF will not obstruct views of the Mendenhall Glacier.

RECOMMENDATION

Staff recommends the Planning Commission adopt the Director's analysis and findings and APPROVE the requested Wireless Communication Facility Special Use Permit. The permit would allow the development of a new 62-foot, non-concealed tower in an Industrial zone.

The approval is subject to the following conditions:

1. The tower shall display a sign no larger than four square feet with text in a sufficient font size to provide adequate notification to persons in the immediate area of the presence of an antenna that has transmission capabilities. The sign shall contain the name(s) of the owner(s) and operator(s) of the facility, an emergency phone number(s), and FCC registration number, if applicable.

STAFF REPORT ATTACHMENTS

Item	Description
Attachment A	Application Packet
Attachment B	2005 JRM Subdivision Plat No. 05-28
Attachment C	2009 Plat No. 09-09
Attachment D	2017 BLD17-578
Attachment E	2019 As-Built Survey

Item	Description
Attachment F	2021 Certificate of Occupancy
Attachment G	Agency Comments
Attachment H	Abutters Notice
Attachment I	Public Notice Sign Photos

CBJ Permits Center ● 230 S. Franklin Street ● (907) 586-0770

This checklist is required to complete an application for a Wireless Communication Facility (WCF) permit. Page numbers for each item are required. There are two types of WCF permits:

A. WCF qualifies as Eligible Facility Request per 49.65.950(a) (**Streamlined Departmental Review**)
   a. Submit items 1-13

B. WCF requires Special Use permit **(Planning Commission Review)**
   a. Submit items 1-19

	Item No.	Required Item	Code Reference	Page Number (required)
APPLICATIONS	1.	Completed Building Permit Application *FOUNDATION ONLY*		5-13
	2.	Completed WCF Application		16-21
	3.	Completed Development Permit Application including site address and CBJ Parcel Identification Number		14-15
	4.	Fees (contact the Permit Center to determine amount)	49.85.100(18)	16
CERTIFICATIONS	5.	A statement certifying that radio frequency emissions from the antenna array(s), both individually and cumulatively, will comply with FCC standards signed by a qualified person and accompanied with a statement of that person's professional qualifications	49.65.960(d)	23-30
	6.	Certification that proposal complies with applicable laws pertaining to service offered	49.65.960(p)	31
	7.	The following documents from a licensed Alaska Professional Engineer: • Signed and stamped letter indicating the proposed WCF will be constructed, repaired, modified or restored in compliance with all current applicable technical, safety, and safety–related laws of the CBJ, State of Alaska, and Federal government • Signed and stamped letter indicating the proposed WCF is in compliance with industry practices of the National Association of Tower Erectors	49.65.960(s)	31

	Item No.	Required Item	Code Reference	Page Number (required)
CERTIFICATIONS	8.	Letter indicating compliance with FAA regulations in 14 CFR Part 77 (if applicable)	49.65.960(t)	32-36
	9.	Disclosure of any agreements which limit and/or preclude the proposed WCF from being shared with new WCFs	49.65.960(q)	N/A
	10.	Signed and stamped letter from a licensed Alaska Professional Engineer indicating the foundation and attachments meet EIA/TIA 222 G and local building code structure requirements for loads, including wind, snow, and ice (this shall also address the total number of required accommodated collocations, when applicable)	49.65.960(n) 49.65.960(r)	37-81
DESIGN	11.	Site plan showing Site size and dimensions, and all existing and proposed structures, buildings, fences (their height) and landscaping	49.65.960(i), (k), (l), and (m)	83-85
	12.	Proposed WCF type and design, lighting, height above grade, material, number of, color, any accessory structures, and number of collocations it can accommodate, if applicable	49.65.960(o)	86-91
	13.	Location of any dwelling(s) within distance of tower equal to the height of tower (if applicable)	49.65.960(j)	N/A
STOP HERE FOR ELIGIBLE FACILITIES REQUEST. CONTINUE FOR SPECIAL USE PERMIT.				
NARRATIVE	14.	A narrative describing all of the following:		
		• Concealed & Non-concealed antenna • Security • Affects to mapped view sheds • WCF Master Plan compliance • Signage • Lighting • Design Criteria • Setbacks • Structural Assessment	49.65.970(c)(2)(a) 49.65.930	93-97
	15.	Description of how the design height is the minimum necessary for effective functioning of provider's network	49.65.970(c)(2)(C)	93-97
	16.	For lighted towers: • Description of type of light and how it complies with 49.65.930(d) (if required by FAA, the minimum intensity allowed by FAA) • How it will not project directly onto adjacent surrounding property (use of buffers, louvers, etc.)	49.65.970(c)(2)(B)(iv) 49.65.930(d)	N/A

Item No.		Required Item	Code Reference	Page Number (required)
ADDITIONAL STUDIES	17.	Visual Impact Study: • Zone of Visibility map • Analysis demonstrating how the proposed WCF will be sited to be of least adverse impact on environment and its character while meeting applicant's network objectives • Illustration showing before and after views of proposed WCF from roadways, parks, public lands, historic districts and any other location where the site is visible to many people • Description of visual impact • Narrative or drawing describing how the base of the tower and accessory structures will be screened from views	49.65.970(c)(2)(B)	99-104
	18.	Balloon Test	49.65.970(c)(2)(D)	105-123
	19.	Propagation Study	49.65.970(c)(2)(E)	124-125

WCF CHECKLIST
APPLICATIONS
ITEMS NO. 1-4

1. Completed Building Permit Application
2. Completed WCF Application
3. Completed Development Permit Application including site address and CBJ Parcel Identification Number
4. Fees (contact the Permit Center to determine amount)

CITY AND BOROUGH OF JUNEAU
COMMUNITY DEVELOPMENT

BUILDING PERMIT

Permit No.
BLD20210526

* NOTE: "Building Permit" is a generic term which includes Building Safety Inspection, Grading Permits, and permits for Electrical, Plumbing and Mechanical work.

Your special attention is called to the following:

This permit is granted on the express conditions that the construction shall, in all respects, conform to the ordinances of the City and Borough of Juneau. It may be revoked at any time upon violation of any of said ordinances.

The granting of this permit does not authorize the violation of any federal, state or local law regulating construction for the violation of the terms of any deed or covenent or any zoning or other regulation.

If plan review was required, this permit must be attached to the approved drawings. The permit, plans and record of inspections must be available on site at all times while the construction is in progress and before final inspection.

The yellow posting notice must be prominently displayed to show a permit has been issued and to assist the inspectors in location of the project. This permit becomes null and void if work or construction authorized is not commenced within one year or if work or construction is suspended or abandoned for a period of one year at any time after work has commenced.

Note: City Ordinances REQUIRE a Final Inspection be approved for every Building Permit.

Inspections

Inspections can be arranged by telephoning **586-1703** or by written or by online form or Email.
The Online Building Inspection Request Form is at: **www.juneau.org/community-development/cdd-inspection-request.**
Work shall not proceed until the inspector has approved the various stages of construction. An approved Final Inspection is required.
All inspections must be requested before noon the business day prior. Same day inspections must be requested by calling 586-0770
Please provide the following information: 1 Permit Number, 2 Address, 3 Type of Inspection, 4 Date and Time and 5 Contact Name and Phone Number.

Job Address: **5750 CONCRETE WAY**
Permit Number: **BLD20210526**
Project Description: Foundation Only permit for new communications tower.

Issued Date : **08/09/2021**
Parcel No: **5B1201060171**

Parcel Information : JRM LT 9A

Setbacks: Zone: I:
Front: 10.00 Ft. SE
Rear: 10.00 Ft. NW
Street Side: 10.00 Ft.
Side 1: 0.00 NE
Side 2: 0.00 SW
Comments:

Owner : CENTRAL COUNCIL OF TLINGIT & HAIDA
INDIAN TRIBES OF ALASKA
9097 GLACIER HWY
JUNEAU AK 99801

Applicant : CENTRAL COUNCIL TLINGIT AND HAIDA IN
320 W WILLOUGHBY
JUNEAU AK 99801

Fee Type	Date	Receipt	Amount Paid
BLD- Comm Plan Review	07/29/2021	63256	$199.84
BLD- Bldg Permit Fee	07/29/2021	63256	$307.44
		Total Fees Paid:	$507.28

Valuation for Permit Fee Calculations:

S.F.	Type	Rate	Amount
			20,000.00
		Total Valuation:	$20,000.00

Project Conditions and Holds:

Approved Plans On Site - CBJ approved plans must be on site and available to the inspector. Inspections will not be performed and additional fees may apply if approved plans are not available to the inspectors.

Special Inspection - Special inspection by PDC for concrete. Provide final letter of approval before final inspection.

Foundation Setback Verification - Foundation Setback Verification (yellow form) must be on site when pour inspection or placement of other foundation systems occurs.

Inspections Required: Call for inspection before covering or concealing any of the work described below. Inspections may be combined.
B-Foundation, Forms and Reinforcing Steel
B-Building Final

June 2, 2022

Festus LaChester IV
LFM Services
8350 River Place
Juneau, Alaska, 99801

RE: Final Special Inspection Report, I1728.22001

Dear LFM Services:

This letter represents the final special inspection report for the CCTHITA Tower located on Concrete Way, Lemon Creek in Juneau, Alaska. The special inspection items covered by RESPEC were:

- Rebar inspection for the tower foundation
- Concrete testing and compressive strength testing
- High-strength bolting (turn-of-the-nut method)

Three special inspection reports, dated 4/14/22, 5/5 & 5/6/22, and 5/10/22, and the concrete compressive strength test report, dated 4/15/22, have been submitted.

RESPEC concludes that the structural work completed for the Communications Tower on Concrete Way in Lemon Creek was constructed in substantial conformance to the permitted plans, by Trylon, stamped 3/24/21. Discrepancies/modifications to the original plan set are summarized below. Specifics can be found in the special inspection reports (see attached).

- The turn-of-the-nut method was performed as specified in the AISC. However, a tension calibrator (Skidmore Wilhelm) was not utilized during the pre-installation verification.

To the best of our knowledge, all items requiring special inspection were completed in accordance with the requirements indicated in the approved design drawings.

We appreciate the opportunity to have worked on this project with you. Please call if you have any questions or comments.

Sincerely,

Janice Wells, PE
Structural
Janice.Wells@respec.com

9109 MENDENHALL MALL RD.
SUITE 4
JUNEAU, AK 99801
907 780 6060

respec.com

Attachments: (3) Special Inspection Reports, Concrete Compressive Strength Test Report

SPECIAL INSPECTION REPORT

Project:	CCTHITA Tower Foundation								**Report No.:**	1			
Client:	LFM Services			**Date:** April 14th, 2022,									
Owner:													
RESPEC Project No.	I1728.22001			**Days:**	S	M	T	W	TH	F	S		
RESPEC Project Inspector: Scott Allan, WAQTC #1347		**Weather:**	Sunny	Overcast		Showers		Rain		Snow			
Contractor: LFM Services		**Temp:**	0-32	32-50		50-70		70-85		85 Up			
Engineer of Record: JINSHAN WANG P.E S.E		**Wind:**	Still	Moderate		High		**Comments:** Varies by day					
		Humidity:	Dry	Moderate		Humid							

AVERAGE FIELD FORCE:

Contractor/Subcontractor	Operator	Manual	Remarks
LFM Services	-	2	Superintendent and Laborer

APRIL 14TH 2022

Special Inspector Scott Allan arrived on site at 9:50 AM for inspection of rebar for foundation of communications tower located on Concrete Way, Lemon Creek. Approved structural plans for the foundation call for 20 #8 bar straight bar vertical and equally spaced, 64 #8 C-shaped bars both ways top and bottom, and 30 #6 L shaped bar equally spaced. For the pillars 18 #4 bar 6" on center, and 6 #4 bar 12" on center with the top 6 being 6" on center. Inspector informed superintendent on site all rebar and form inspection in accordance with the approved structural drawings. At 10:00AM first concrete truck arrived on site. A sample was taken from the second truck roughly 1/3 of the way through the load that provided the following results:

Air entrainment: 6.0%
Slump: 5"
Temperature: 60°F

A sample was taken from the 5th truck which provided the following results:

Air entrainment: 6.5%
Slump: 4.5"
Temperature 60°

A total of 50 cubic yards of concrete was poured on this date for the foundation. A vibratory stinger was used to consolidate concrete on this pour. Six (6) concrete cylinders were cast and left to cure on site for 24 hours. Break schedule set at 3/7/28 for cylinders respectively.

Inspector departed site at 11:30 AM.

PHOTOS

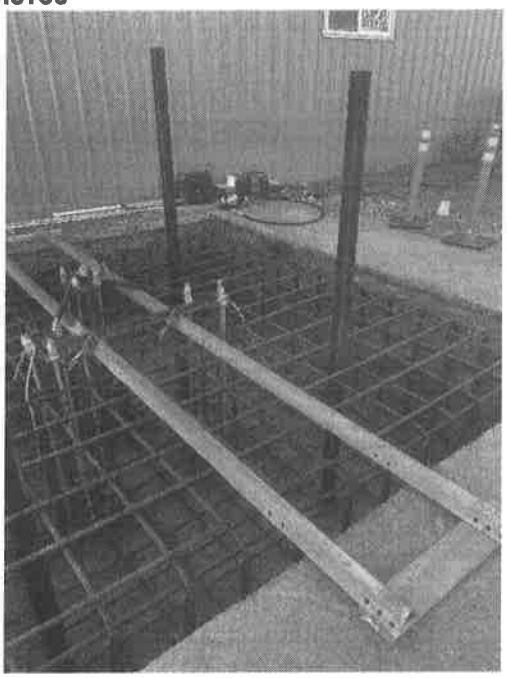


Photo 1 – (4/14/22) – Site upon arrival.

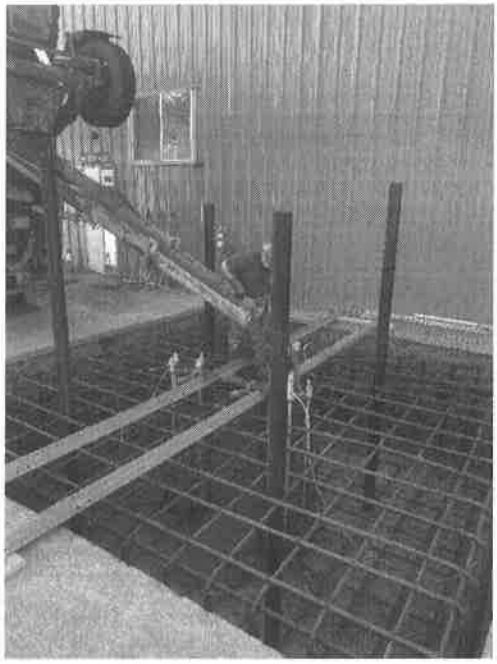


Photo 2 – (4/14/22) First truck of concrete dumping.

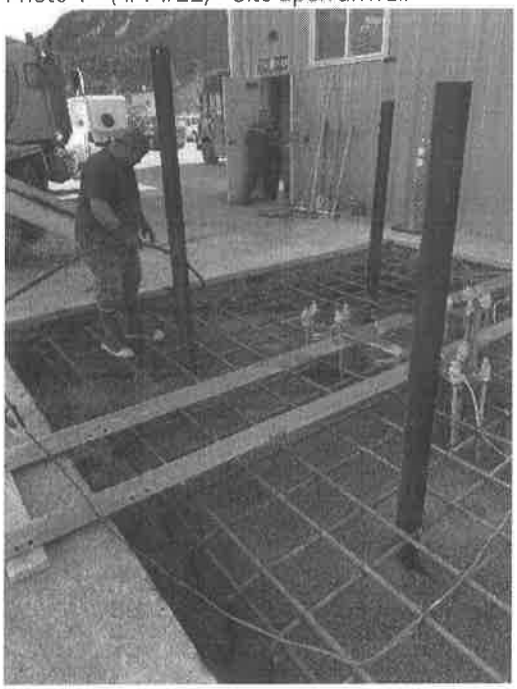


Photo 3 – (4/14/22) – Vibratory stinger being used to consolidate concrete.

Photo 4 – (4/14/22) – Site upon departure prior to finish work.

SPECIAL INSPECTION REPORT

Project:	CCTHITA Tower Foundation									**Report No.:**	2		
Client:	LFM Services			**Date:** May 5th and 6th, 2022									
Owner:													
RESPEC Project No.	I1728.22001			**Days:**	S	M	T	W	TH	F	S		
RESPEC Project Inspector: Scott Allan, WAQTC #1347		**Weather:**	Sunny	Overcast		Showers		Rain		Snow			
Contractor: LFM Services		**Temp:**	0-32	32-50		50-70		70-85		85 Up			
Engineer of Record: JINSHAN WANG P.E S.E		**Wind:**	Still	Moderate		High		**Comments:** Varies by day					
		Humidity:	Dry	Moderate		Humid							

AVERAGE FIELD FORCE:

Contractor/Subcontractor	Operator	Manual	Remarks
LFM Services	-	1	Superintendent

MAY 5TH 2022

Special Inspector, Scott Allan, arrived on site at 9:50 AM for a structural bolt inspection of the communications tower located on Concrete Way, Lemon Creek. Upon arrival, Contractor had the 3 sections of the main body of the tower bolted together. Approved structural plans called for the diagonal steel to be bolted to the legs with 5/8" x 2" A325 bolts with flat washers and the diagonal pieces of steel to be connected to each other with 5/8" x 2 – 1/4" A325 with flat washers. Inspector verified correct bolt diameters, lengths, and "snug tightness" has been complied with. Inspector then marked the bolts with a Sharpie for the contractor to have a reference point for the "turns beyond snug tight" as specified in the A325 bolt tightening chart. Inspector informed superintendent on site all bolts in accordance with the approved structural drawings.

Inspector departed site at 10:45 AM.

MAY 6TH 2022

Special Inspector Scott Allan arrived on site at 2:50 PM for the structural bolt inspection of communications tower located on Concrete Way, Lemon Creek. Upon arrival, Inspector looked at the splicing of the legs of the tower, which were with 5/8" x 2-1/4" A325 bolts and a flat washer. Inspector then verified bolts from the previous visit had been turned "1/3 turns beyond snug tight" as specified in the A325 bolt tightening chart in the approved design drawings. Inspector found one loose bolt at the bottom of the leg attachment splice, that the contractor stated he would fix.

Inspector departed site at 3:30 PM.

PHOTOS

Photo 1 – (5/05/22) – Site upon arrival.

Photo 2 – (5/05/22) Mark of nut and washer for reference point for bolt tightening chart.

Photo 3 – (5/06/22) – Site upon arrival

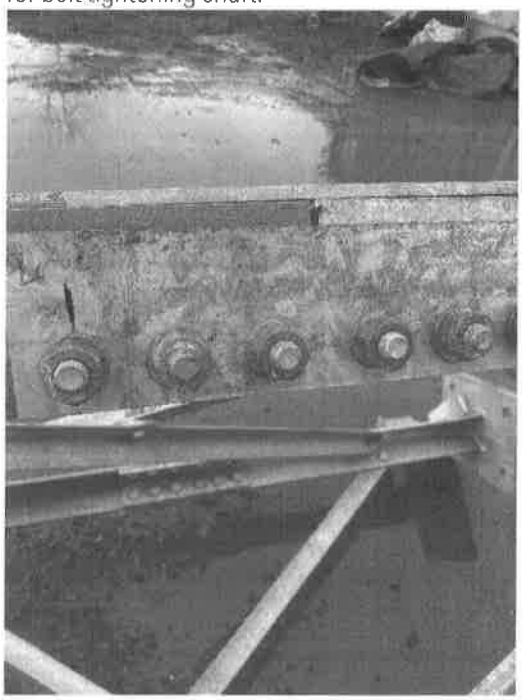


Photo 4 – (5/06/22) – Loose bolt found that contractor stated he would tighten.

SPECIAL INSPECTION REPORT

Project:	CCTHITA Tower Foundation									**Report No.:**	2		
Client:	LFM Services			**Date:** May 10th, 2022									
Owner:													
RESPEC Project No.	I1728.22001			**Days:**	S	M	T	W	TH	F	S		
RESPEC Project Inspector: Scott Allan, WAQTC #1347		**Weather:**	Sunny	Overcast		Showers		Rain		Snow			
Contractor: LFM Services		**Temp:**	0-32	32-50		50-70		70-85		85 Up			
Engineer of Record: JINSHAN WANG P.E S.E		**Wind:**	Still	Moderate		High		**Comments:** Varies by day					
		Humidity:	Dry	Moderate		Humid							

AVERAGE FIELD FORCE:

Contractor/Subcontractor	Operator	Manual	Remarks
LFM Services	-	1	Superintendent

MAY 10TH 2022

Special Inspector, Scott Allan, arrived on site at 10:30 AM for a structural bolt inspection of the communications tower located on Concrete Way, Lemon Creek. Upon arrival, Contractor had the 19' climbing ladder bolted together. Approved structural plans called for the steel to be spliced together with backing kits with (4) ½" x 1-1/2" A325 bolts. Inspector verified correct bolt diameters, lengths, and "snug tightness" has been complied with. Inspector then marked the bolts with a Sharpie for the contractor to have a reference point for the "turns beyond snug tight" as specified in the A325 bolt tightening chart. Inspector informed superintendent on site all bolts in accordance with the approved structural drawings.

Inspector departed site at 11:30 AM.

PHOTOS

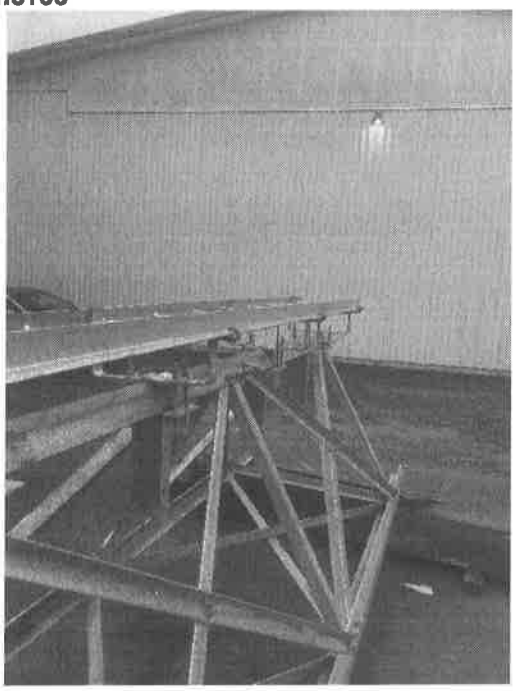


Photo 1 – (5/10/22) – Site upon arrival.

Photo 2 – (5/10/22) Mark of nut and washer for reference point for bolt tightening chart.

Photo 3 – (5/10/22) – Site upon arrival

Photo 4 – (5/10/22) – Damage to one of the ladder sections.

CONCRETE CYLINDER
COMPRESSIVE STRENGTH TEST REPORT
ASTM C39/C39M-18

9109 Mendenhall Mall Rd., Suite 4
Juneau, AK 99801
(907) 780-6060 ph.
(907) 586-3771 fax

PROJECT NAME:	CLIENT:	CONTRACTOR:	SUPPLIER:
CCTHITA Tower Foundation	LFM Services	LFM Services	AGGPRO

DATE RECEIVED	CYLINDER DESIGNATION	DATE MADE	DATE TO BE TESTED	DATE TESTED	LOAD AT FAILURE (POUNDS)	COMPRESSIVE STRENGTH (PSI)	AGE (DAYS)	TYPE OF FAILURE	WEIGHT OF CYLINDER (POUNDS)	DENSITY (PFC)	DATE REPORTED	DATE BILLED
2nd Truck Slump: 5" Air: 6% Temp: 60°F												
04/15/22	1A	04/14/22	04/18/22	04/18/22	34,790	2,770	4	1	8.41	144.6	04/18/22	
04/15/22	1B	04/14/22	04/21/22	04/21/22	46,805	3,720	7	2	8.38	144.0	04/21/22	
04/15/22	1C	04/14/22	05/12/22	05/12/22	73,645	5,860	28	2	8.34	143.4	05/12/22	
5th Truck Slump: 4.5" Air: 6.5% Temp: 60°F												
04/15/22	2A	04/14/22	04/18/22	04/18/22	34,355	2,730	4	1	8.41	144.6	04/18/22	
04/15/22	2B	04/14/22	04/21/22	04/21/22	47,380	3,770	7	2	8.38	144.0	04/21/22	
04/15/22	2C	04/14/22	05/12/22	05/12/22	71,515	5,690	28	2	8.34	143.4	05/12/22	

ASTMC39/C39M BREAK TYPES

NOTE: ALL CYLINDERS TESTED ARE 4"X8" UNLESS OTHERWISE NOTED

RESPEC Project #: I1728.22001

CITY AND BOROUGH OF JUNEAU
ALASKA'S CAPITAL CITY
COMMUNITY DEVELOPMENT

DEVELOPMENT PERMIT APPLICATION

NOTE: Development Permit Application forms must accompany all other Community Development Department land use applications.

To be completed by Applicant

PROPERTY LOCATION

Physical Address
5750 Concrete Way Juneau Alaska 99801

Legal Description(s) (Subdivision, Survey, Block, Tract, Lot)
Industrially zoned

Parcel Number(s)
5B1201060171

☐ This property located in the downtown historic district
☐ This property located in a mapped hazard area, if so, which _____

LANDOWNER/ LESSEE

Property Owner	Contact Person
Central Council of Tlingit & Haida	Corey Padron
Mailing Address	Phone Number(s)
	907-617-7617
E-mail Address	
cpadron@ccthita-nsn.gov	

LANDOWNER/ LESSEE CONSENT

Required for Planning Permits, not needed on Building/ Engineering Permits

I am (we are) the owner(s)or lessee(s) of the property subject to this application and I (we) consent as follows:

A. This application for a land use or activity review for development on my (our) property is made with my complete understanding and permission.
B. I (we) grant permission for officials and employees of the City and Borough of Juneau to inspect my property as needed for purposes of this application.

X _____ 5/18/22 * see attached email
Landowner/Lessee Signature — Date

X _____ _____
Landowner/Lessee Signature — Date

NOTICE: The City and Borough of Juneau staff may need access to the subject property during regular business hours and will attempt to contact the landowner in addition to the formal consent given above. Further, members of the Planning Commission may visit the property before the scheduled public hearing date.

APPLICANT

If the same as OWNER, write "SAME"

Applicant	Contact Person
Same	
Mailing Address	Phone Number(s)
E-mail Address	

X _____ 5/18/22
Applicant's Signature — Date of Application

----------DEPARTMENT USE ONLY BELOW THIS LINE----------

This form and all documents associated with it are public record once submitted.

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

For assistance filling out this form, contact the Permit Center at 586-0770.

Intake Initials	Case Number	Date Received
JLS	WCF22-001	12-8-22 Complete submittal

Jennifer Shields

From: Corey Padron <cpadron@ccthita-nsn.gov>
Sent: Wednesday, June 15, 2022 12:04 PM
To: Jennifer Shields
Subject: RE: [EXTERNAL]WCF Application for 5750 Concrete Way

EXTERNAL E-MAIL: BE CAUTIOUS WHEN OPENING FILES OR FOLLOWING LINKS

Hello Jennifer, Yes, this is my signature and I do have authority to sign on behalf of Tlingit & Haida for this project.

I will gather the additional information requested in 2 below.

Thank you.

Corey Padron

From: Jennifer Shields <Jennifer.Shields@juneau.org>
Sent: Tuesday, June 14, 2022 4:59 PM
To: Corey Padron <cpadron@ccthita-nsn.gov>
Subject: [EXTERNAL]WCF Application for 5750 Concrete Way

Hello Mr. Padron,

Yesterday Jamie dropped off your application package for a WCF at 5750 Concrete Way. I am reviewing the materials for intake and had a couple of questions:

1) Is it your signature on the Development Permit Application (attached)? And do you have authority to sign on behalf of the Central Council?

2) From checklist item #11, I could not find the following documents from a licensed Alaska Professional Engineer:
   - *Signed and stamped letter indicating the proposed WCF will be constructed, repaired, modified or restored in compliance with all current applicable technical, safety, and safety–related laws of the CBJ, State of Alaska, and Federal government*
   - *Signed and stamped letter indicating the proposed WCF is in compliance with industry practices of the National Association of Tower Erectors*

In your submittal package, the "Attachment 8" pages were duplicates of "Attachment 6" … maybe the documents listed above were supposed to be included with Attachment 8? If not, I've attached an example of the type of letter we will need.

Other than the items above, it looks like we have everything else needed to move forward. Please let me know if you have any questions.

Thank you!

Jennifer L. Shields | Planner II
Community Development Department | City & Borough of Juneau, AK
Location: 230 S. Franklin Street, 4th Floor Marine View Building
Office: 907.586.0753 ext. 4139

CITY AND BOROUGH OF JUNEAU
ALASKA'S CAPITAL CITY
COMMUNITY DEVELOPMENT

WIRELESS COMMUNICATION FACILITY APPLICATION

See reverse side for more information regarding the permitting process and the materials required for a complete application.

NOTE: Must be accompanied by a DEVELOPMENT PERMIT APPLICATION form.

To be completed by Applicant

PROJECT SUMMARY:
Tlingit & Haida has established a Department of Public Safety, and Tribal Emergency Operations Center (TEOC) at 5750 Concrete Way.

ZONING DISTRICT: (I) Industrial

PROPOSED WCF TYPE

- ○ Colocation
- ◉ Attached WCF
- ☑ New Tower – non-concealed
- ○ Eligible Facility Request

LIGHTING

Proposed ○ YES (this application requires all items under 49.65.950 and 49.65.970, it will go through the Special Use Permit process) ◉ NO

Existing ○ YES ◉ NO

STRUCTURE HEIGHT (in feet) 61 feet

Does the requested facility meet the criteria listed in Table 1 (CBJ 49.65.950(a))?

○ **Yes**

Does the facility qualify as a substantial Change per 49.65.950(b)(1-6)?

- ◉ **Yes** – Submit items under 49.65.960 with your application
- ○ **No** – this application meets Table 1 (49.65.950(a)) with no substantial changes

☑ **No – Submit items under 49.65.950 and 49.65.970. Proceed with the Special Use Permit process.**

ALL REQUIRED MATERIALS ATTACHED

☐ Complete submittal checklist

----------DEPARTMENT USE ONLY BELOW THIS LINE----------

REQUIRED PERMIT

Building Permit	Project falls under Table 1 (49.65.950)
Special Use Permit	Project *does not* fall under Table 1

REVIEW APPROVALS

	Initials	Date
Building		
Engineering		
Planning		

Fees

	Fees	Check No.	Receipt No.	Date
Application Fee	$ 850.00			
Public Notice Sign Fee	$ 50.00			
Public Notice Sign Deposit	$ 100.00			
Total	$ 1,000.00			

This form and all documents associated with it are public record once submitted.

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED

For assistance filling out this form, contact the Permit Center at 586-0770.

Case Number	Date Received
WCF22-001	12-09-22

CITY AND BOROUGH OF JUNEAU
ALASKA'S CAPITAL CITY
COMMUNITY DEVELOPMENT

(907) 586-0715
CDD_Admin@juneau.org
www.juneau.org/CDD
155 S. Seward Street • Juneau, AK 99801

Concrete Way Communications Tower

Case Number: PAC20210030

Applicant: Chris John and Corey Padron

Property Owner: Central Council of Tlingit & Haida

Property Address: 5750 Concrete Way

Parcel Code Number: 5B1201060171

Site Size: 27,550 Square Feet

Zoning: (I) Industrial

Existing Land Use: Vacant

Conference Date:	5/5/2021
Report Issued:	5/11/2021

List of Attendees

Note: Copies of the Pre-Application Conference Report will be emailed, instead of mailed, to participants who have provided their email address below.

Name	Title	Email address
Chris John	Applicant	cjohn7@kpunet.net
Corey Padron	Applicant	cpadron@ccthita-nsn.gov
Sabrina Boone	Applicant	sboone@ccthita-nsn.gov
Royal Hill	Applicant	rhill@ccthita-nsn.gov
Allison Eddins	Planning	allison.eddins@juneau.org
Adrienne Scott	Permit Tech	adrienne.scott@juneau.org

Conference Summary

Questions/issues/agreements identified at the conference that weren't identified in the attached reports. The following is a list of issues, comments and proposed actions, and requested technical submittal items that were discussed at the pre-application conference.

The applicants are proposing a new non-concealed wireless communications tower that will not exceed 82 feet in an Industrial zoning district. According to CBJ 49.65.950 Table 1, this project requires a Special Use Permit that must be approved by the CBJ Planning Commission. If approved, the applicant would then apply for the Building Permit for the construction of the tower.

The definition of a Wireless Communication Tower does include radio antenna towers. The Director of Community Development weighed in and determined that this tower should be treated similar to JPD's radio towers and should go through the Special Use Permit process.

Planning Division

1. **Zoning** – The lot at 5750 Concrete Way is zoned Industrial.
2. **Submittal Requirements –**
    - A new non-concealed freestanding tower requires a detailed explanation justifying why a co-location or concealed tower is not technically feasible or commercial impractical.
    - A narrative explaining why the new non-concealed tower should be approved as proposed.
    - A narrative explaining compliance with CBJ 49.65.930.
    - A structural assessment of the tower must be conducted by a professional engineer licensed in the State of Alaska if the tower is within 61 feet from a dwelling, parking lot, playground, or right-of-way or if the tower is not constructed with breakpoint technology.
    - Name, address, email address and phone number of all persons preparing the application and any required submittals.
    - Name, address and phone number of the property owner, applicant, and facility owner.
    - Postal address and tax map parcel number of the property;
    - Zoning designation of the property on which the proposed WCF will be situated;
    - Size of the property stated both in square feet and lot line dimensions, and a diagram showing the location of all lot lines;
    - Locations of any dwellings within a radius equal to the height of the proposed tower from its base;
    - Location, size and height of all structures on the property which is the subject of the application;
    - Location, size and height of all proposed and existing antennas and all appurtenant structures;
    - Type, locations and dimensions of all proposed and existing landscaping and fencing;
    - The number, type and design of the WCFs proposed and the basis for the calculations of the WCF's capacity to accommodate multiple collocations;
    - A detailed description of the proposed WCF and all related fixtures, structures, appurtenances and apparatus, including height above preexisting grade, materials, color and lighting;
    - Certification that the application is in compliance with all applicable laws pertaining to the type of service offered;
    - Applicant shall disclose in writing the existence of any agreement that would limit or preclude the ability of the applicant to share any new WCF that it constructs;

- Applicant shall furnish written certification by a professional engineer, licensed in the State of Alaska, that the WCF, foundation and appurtenant attachments are designed to meet relevant site and subsurface conditions, and will be constructed to meet EIA/TIA 222 G (as amended) and local building code structural requirements for loads, including wind, snow and ice loads for the specified number of collocations required in subsection 49.65.930(e)(1);

3. **Design Requirements –**
   - The tower must be constructed to accommodate no fewer than four antenna arrays.
   - All utilities must be installed underground and in compliance with all CBJ rules and regulations.
   - The tower and all appurtenant or associated facilities with the tower shall be designed to blend with the structure it is affixed to or to be in harmony with the surrounding built environment.
   - Guy wires are not allowed.
   - The tower should be designed and located to minimize adverse visual impacts.

4. **Setbacks –** If the tower is not constructed with breakpoint technology, the minimum setback distance from the nearest property line must be equal to the height of the proposed tower. If the tower has breakpoint technology, the setback distance shall be equal to 110% of the distance from the top of the structure to the breakpoint level or the minimum yard setback requirements whichever is greater. In the Industrial zoning district the minimum yard setback requirements are 10 feet from the front and rear lot lines; there are no setback requirements from side lot lines. Any associated structures must comply with the required minimum setbacks.
5. **Height** – There are no height restrictions in the Industrial zoning district.
6. **Access –** The site will be accessed from Concrete Way
7. **Parking & Circulation**– There are no parking requirements associated with communication towers.
8. **Lot Coverage –** There are no lot coverage restrictions in the Industrial zoning district. However, there is the 50 foot setback requirement from the bank of Lemon Creek.
9. **Vegetative Coverage** – There is a 5% vegetative cover requirement in the Industrial zoning district.
10. **Lighting** – There is no lighting proposed for this tower.
11. **Noise** – Noise associated with the construction of this tower will not be out of character for the Industrial zoning district and surrounding uses.
12. **Flood –** A portion of this lot within the 50 foot stream side setback is within an AE flood zone. The proposed tower location is outside of this flood zone.

Note to planners: If the project is in a flood zone provide a copy of CBJ 49.70 Article IV, and advise that the project will need to be designed to meet provisions of this code.

13. **Hazard/Mass Wasting/Avalanche/Hillside Endorsement** – No known hazards on this lot.
14. **Wetlands –** No wetlands present on this lot.
15. **Habitat** – Lemon Creek is an anadromous water body. The tower and all associated structures must be located at least 50 feet from the bank.
16. **Plat or Covenant Restrictions** – None
17. **Traffic** – The proposed tower is not expected to generate daily traffic. Construction traffic will not be out of character with the zoning district and surrounding uses.

18. **Nonconforming situations** – No known nonconforming situations exist on this lot.

List of required applications

Based upon the information submitted for pre-application review, the following list of applications must be submitted in order for the project to receive a thorough and speedy review.

1. Development Permit Application
2. Wireless Communication Facility Application
3. Building Permit Application (once the WCF application is approved by the Planning Commission)

Additional Submittal Requirements

Submittal of additional information, given the specifics of the development proposal and site, are listed below. These items will be required in order for the application to be determined Counter Complete.

1. A copy of this pre-application conference report.
2. See the submittal requirements above.

Exceptions to Submittal Requirements

Submittal requirements staff has determined **not** to be applicable or **not** required, given the specifics of the development proposal, are listed below. These items will **not** be required in order for the application to be reviewed.

1. N/A

Fee Estimates

The preliminary plan review fees listed below can be found in the CBJ code section 49.85.

Based upon the project plan submitted for pre-application review, staff has attempted to provide an accurate estimate for the permits and permit fees which will be triggered by your proposal.

1. Application fee plus WCF application = $850.00
2. Public notice sign = $50.00
3. Public notice sign deposit (refundable if the sign is brought back following the Planning Commission meeting) = $100
4. Building permit fees will be determined at time of application

For informational handouts with submittal requirements for development applications, please visit our website at www.juneau.org/cdd.

Submit your Completed Application

You must submit your application(s) in person with payment made to:

City & Borough of Juneau, Permit Center
230 South Franklin Street
Fourth Floor Marine View Center
Juneau, AK 99801

Phone: (907) 586-0715
Fax: (907) 586-4529

Web: www.juneau.org/cdd

WCF CHECKLIST CERTIFICATIONS ITEMS NO. 5-10

5. A statement certifying that radio frequency emissions from the antenna array(s), both individually and cumulatively, will comply with FCC standards signed by a qualified person and accompanied with a statement of that person's professional qualifications.
6. Certification that proposal complies with applicable laws pertaining to service offered.
7. The following documents from a licensed Alaska Professional Engineer:
    - Signed and stamped letter indicating the proposed WCF will be constructed, repaired, modified or restored in compliance with all current applicable technical, safety, and safety–related laws of the CBJ, State of Alaska, and Federal government.
    - Signed and stamped letter indicating the proposed WCF is in compliance with industry practices of the National Association of Tower Erectors.
8. Letter indicating compliance with FAA regulations in 14 CFR Part 77 (if applicable).
9. Disclosure of any agreements which limit and/or preclude the proposed WCF from being shared with new WCFs.
10. Signed and stamped letter from a licensed Alaska Professional Engineer indicating the foundation and attachments meet EIA/TIA 222 G and local building code structure requirements for loads, including wind, snow, and ice (this shall also address the total number of required accommodated collocations, when applicable).

LEGACY COMM SERVICES
P.O. Box 7962
Ketchikan, AK 99901
907-225-3872 - cjohn7@kpunet.net

Chris John
Legacy Comm Services
Ketchikan, AK
September 1, 2021

To whom it may concern:

I hereby certify that the radio frequency emissions from the Tlingit Haida Council Juneau Emergency Operations Center radio antenna arrays, both individually and cumulatively, will comply with FCC standards. The antennas located on the new tower will comply with applicable laws pertaining to the radio service offered.

Sincerely,

Chris John
Legacy Comm Services
Owner
cjohn7@kpunet.net
907-617-2294

LEGACY COMM SERVICES
P.O. Box 7962
Ketchikan, AK 99901
907-225-3872 - cjohn7@kpunet.net

Qualifications; Chris John, Re: radio system design and construction

This information is provided at the request of the City and Borough of Juneau and shall be referred to as Response to c., "Attachment 3" to accompany letter dated September 1, 2021.

As part of the Tlingit Haida-Juneau Emergency Operations Center tower erection permit, a question has been asked regarding my qualifications to plan, design, license and install radio communications systems for my clients. In response to that, I provide the following;

I have been a radio/telecommunications manager and specialist for 54 years. Forty-one years were in service with the federal government. I have owned and operated a private radio communications business for 13 years since my federal retirement. My business, Legacy Comm Services, is a land mobile radio sales, service, design and consulting company.

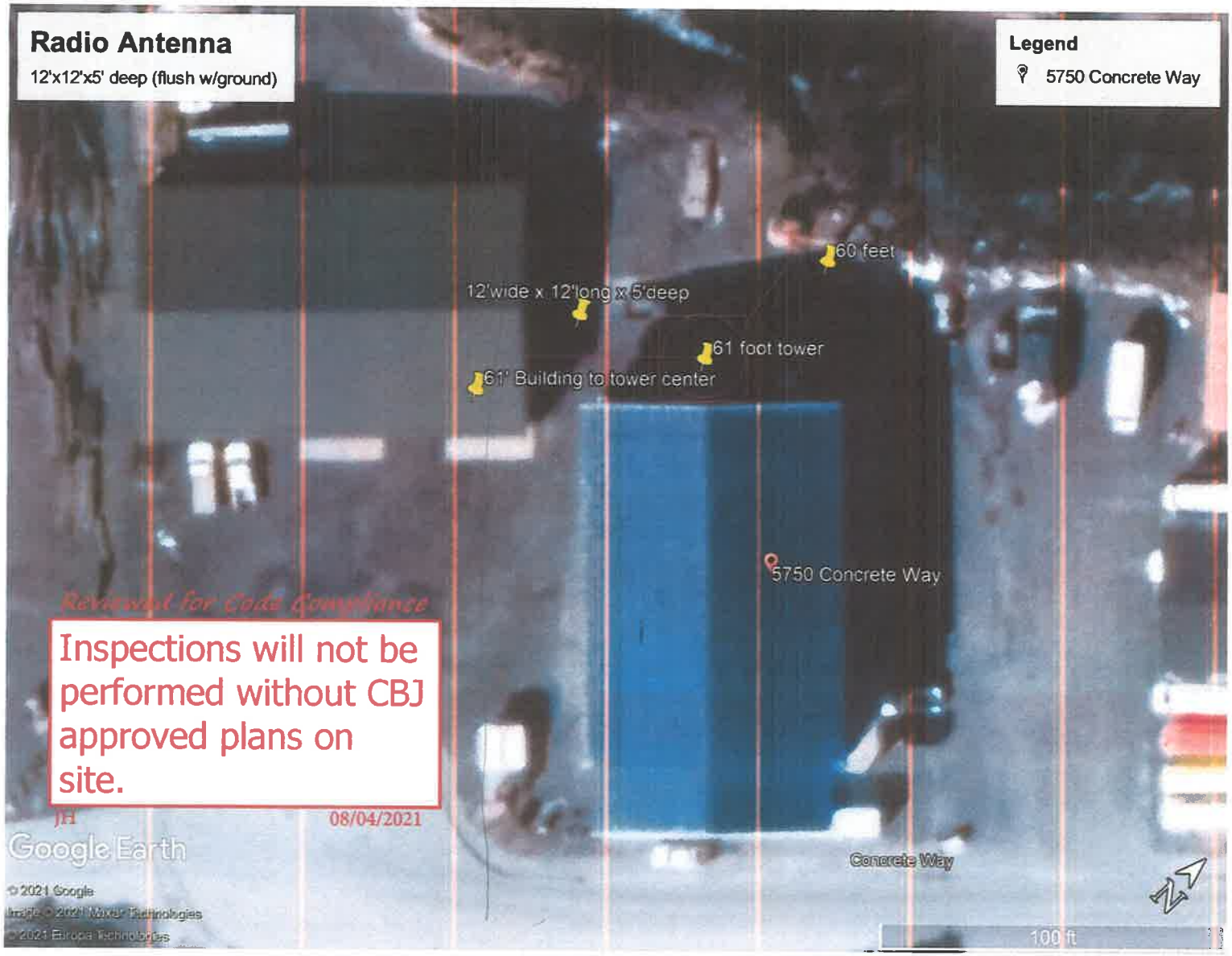
In my 54 year career, I have had extensive experience in major communications system design, installation and maintenance. I have developed communications plans and handled radio frequency coordination and licensing with the FCC and NTIA throughout my career. I have built and licensed 100s of radio systems.

When I design, build, and implement a radio system for a client, I study radio coverage requirements and the local topography and other pertinent factors related to propagation of signal. Based on this information, I design the system for the best coverage possible while ensuring negligible cross propagation or interference. This same process was completed for Central Council of Tlingit Haida, and their radio system is being constructed to operate in compliance with all FCC standards and within the authorized parameters of their FCC licensed frequencies.

Signed,

Chris John
Legacy Comm Services
Owner/Lead Communications Engineer
cjohn7@kpunet.net
907-617-2294

9/19/2022
Date


Radio Antenna
12'x12'x5' deep (flush w/ground)
Legend
5750 Concrete Way
60 feet
12'wide x 12'long x 5'deep
61 foot tower
61' Building to tower center
5750 Concrete Way
Reviewed for Code Compliance
Inspections will not be performed without CBJ approved plans on site.
JH
08/04/2021
Google Earth
Concrete Way
100 ft

Universal Licensing System

Public Safety Pool, Conventional License - WRKS407 - TLINGIT AND HAIDA INDIAN TRIBES OF ALASKA

HELP

Control Points

New Search | Printable Page | Reference Copy | Map License

MAIN | ADMIN | LOCATIONS | FREQUENCIES | MAP

Call Sign	WRKS407	Radio Service	PW - Public Safety Pool, Conventional

Return to Main

Control Points

1	101 8TH STREET, PRINCE OF WALES-HYDER, HYDABURG, AK P:(907)617-7617
2	324 RAVEN BEAVER WAY, HOONAH-ANGOON, ANGOON, AK P:(907)617-7617
3	737 SALMON WAY, HOONAH-ANGOON, PELICAN, AK P:(907)671-7617
4	FIRST AND JONES STREET, PRINCE OF WALES-HYDER, KASAAN, AK P:(907)671-7617

Federal Communications Commission
45 L Street NE
Washington, DC 20554

Phone: 1-877-480-3201
TTY: 1-717-338-2824
Submit Help Request

ULS License

Public Safety Pool, Conventional License - WRKS407 - TLINGIT AND HAIDA INDIAN TRIBES OF ALASKA

Frequencies Summary

Call Sign WRKS407 Radio Service PW - Public Safety Pool, Conventional

20 Frequencies for all locations
20 Frequencies per Summary Page

SC = Special Condition TP = Termination Pending

Frequency	Loc#	Ant#	Freq ID	Station Class	Units	Paging Rec.	Output Power	Maximum ERP
000154.76250000	1	1	1	FB2	1		50.000	100.000
000154.76250000	2	1	1	FB2	1		50.000	100.000
000154.76250000	3	1	1	FB2	1		50.000	100.000
000154.76250000	4	1	1	FB2	1		50.000	100.000
000154.76250000	5	1	1	MO	5		50.000	50.000
000154.76250000	5	1	2	MO	15		4.000	4.000
000154.76250000	6	1	1	MO	5		50.000	50.000
000154.76250000	6	1	2	MO	15		4.000	4.000
000154.76250000	7	1	1	MO	5		50.000	50.000
000154.76250000	7	1	2	MO	15		4.000	4.000
000154.76250000	8	1	1	MO	5		50.000	50.000
000154.76250000	8	1	2	MO	15		4.000	4.000
000158.79000000	5	1	3	MO	5		50.000	50.000
000158.79000000	5	1	4	MO	15		4.000	4.000
000158.79000000	6	1	3	MO	5		50.000	50.000
000158.79000000	6	1	4	MO	15		4.000	4.000
000158.79000000	7	1	3	MO	5		50.000	50.000
000158.79000000	7	1	4	MO	15		4.000	4.000
000158.79000000	8	1	3	MO	5		50.000	50.000
000158.79000000	8	1	4	MO	15		4.000	4.000

20 Frequencies for all locations
20 Frequencies per Summary Page

ULS License

Public Safety Pool, Conventional License - WRKS407 - TLINGIT AND HAIDA INDIAN TRIBES OF ALASKA

Call Sign	WRKS407	Radio Service	PW - Public Safety Pool, Conventional
Status	Active	Auth Type	Regular

Dates

Grant	02/05/2021	Expiration	02/05/2031
Effective	02/05/2021	Cancellation	

Control Points

1	101 8TH STREET, PRINCE OF WALES-HYDER, HYDABURG, AK P: (907)617-7617
2	324 RAVEN BEAVER WAY, HOONAH-ANGOON, ANGOON, AK P: (907)617-7617
3	737 SALMON WAY, HOONAH-ANGOON, PELICAN, AK P: (907)671-7617

All Control Points (4)

Licensee

FRN	0030113591	Type	Governmental Entity

Licensee

TLINGIT AND HAIDA INDIAN TRIBES OF ALASKA
9097 GLACIER HIGHWAY
JUNEAU, AK 99801
ATTN JASON WILSON

P:(907)617-7617

Contact

WASHINGTON RADIO REPORTS

P.O. Box 3594
GETTYSBURG, PA 17352
ATTN LORY PLANK

P:(717)334-0668
F:(717)334-6440
E:LPLANK@WRRONLINE.COM

Land Mobile Data

Extended Implementation (Slow Growth)

Assoc.Call Signs

Eligibility

90.20 - WE ARE A GOVERNMENTAL ENTITY PROVIDING COMMUNITY SAFETY. RADIOS WILL BE USED FOR PUBLIC SAFETY COMMUNICATIONS

Ownership and Qualifications

Radio Service Type	Mobile		
Regulatory Status	Private Comm	Interconnected	No

Alien Ownership

ULS License

Public Safety Pool, Conventional License - WRMA716 - TLINGIT AND HAIDA INDIAN TRIBES OF ALASKA

Control Points

Call Sign	WRMA716	Radio Service	PW - Public Safety Pool, Conventional

Return to Main

Control Points

1	1 CHURCH STREET, WRANGELL-PETERSBURG, KAKE, AK P:(907)617-7617
2	1223 SHORELINE DRIVE, PRINCE OF WALES-HYDER, THORNE BAY, AK P:(907)617-7617
3	2714 S TONGASS HIGHWAY, KETCHIKAN GATEWAY, SAXMAN, AK P:(907)617-7617
4	5750 CONCRETE WAY, JUNEAU, JUNEAU, AK P:(907)617-7617

ULS License

Public Safety Pool, Conventional License - WRMA716 - TLINGIT AND HAIDA INDIAN TRIBES OF ALASKA

Frequencies Summary

Call Sign WRMA716 Radio Service PW - Public Safety Pool, Conventional

15 Frequencies for all locations
20 Frequencies per Summary Page

SC = Special Condition TP = Termination Pending

Frequency	Loc#	Ant#	Freq ID	Station Class	Units	Paging Rec.	Output Power	Maximum ERP
000151.45250000	5	1	3	MO	5		50.000	50.000
000151.45250000	5	1	4	MO	15		4.000	4.000
000151.45250000	6	1	3	MO	5		50.000	50.000
000151.45250000	6	1	4	MO	15		4.000	4.000
000151.45250000	7	1	3	MO	5		50.000	50.000
000151.45250000	7	1	4	MO	15		4.000	4.000
000154.25750000	1	1	1	FB2	1		50.000	100.000
000154.25750000	2	1	1	FB2	1		50.000	100.000
000154.25750000	3	1	1	FB2	1		50.000	500.000
000154.25750000	5	1	1	MO	5		50.000	50.000
000154.25750000	5	1	2	MO	15		4.000	4.000
000154.25750000	6	1	1	MO	5		50.000	50.000
000154.25750000	6	1	2	MO	15		4.000	4.000
000154.25750000	7	1	1	MO	5		50.000	50.000
000154.25750000	7	1	2	MO	15		4.000	4.000

15 Frequencies for all locations
20 Frequencies per Summary Page

P | N | D
ENGINEERS, INC.

July 18, 2022

PND 222085

Ms. Jamie LaChester
Project Manager, LFM Services
8350 River Place
Juneau, AK 99801

Re: T&H Emergency Operations Tower

Dear Ms. LaChester:

Per your request, PND Engineers, Inc. (PND) has

The design criteria listed on the tower construction drawings, as stamped and signed by Jinshan Wang, Alaska SE 163624, is appropriate for the site. The design wind speed, design wind speed with icing, and the exposure category are appropriate for the site according to the Applied Technology Council Hazard Calculator which determines the appropriate design criteria for the standards adopted by the City and Borough of Juneau. The allowable foundation soil pressure is appropriate for the soil conditions encountered at the site and the standards adopted by the City and Borough of Juneau.

The scope of this review was to determine that the wireless communication tower will be constructed in compliance with all current applicable technical, safety and safety related laws of the City and Borough of Juneau, the State of Alaska and the Federal Government. The information provided in the construction documents provided to PND Engineers Inc., is sufficient for a licensed and qualified contractor to complete the scope of work within the applicable codes and safety standards and meets the standards for the National Association of Tower Erectors compliance.

If any of the information provided for review has been updated, this review may be affected and PND Engineers, Inc. should be allowed to review and new information to determine its effect on the structural integrity of the tower and foundation.

Hopefully, the above information meets your needs. If you have questions or need further information, please feel free to contact me.

Sincerely,
PND Engineers, Inc. | Juneau Office

Chris Gianotti, P.E, S.E. | Senior Engineer

Mail Processing Center
Federal Aviation Administration
Southwest Regional Office
Obstruction Evaluation Group
10101 Hillwood Parkway
Fort Worth, TX 76177

Aeronautical Study No.
2022-AAL-30-OE

Issued Date: 03/15/2022

Corey Pardon
Tlingit Haida Emergency Management
5750 Concrete way
Juneau, AK 99801

**** DETERMINATION OF NO HAZARD TO AIR NAVIGATION ****

The Federal Aviation Administration has conducted an aeronautical study under the provisions of 49 U.S.C., Section 44718 and if applicable Title 14 of the Code of Federal Regulations, part 77, concerning:

Structure:	Antenna Tower Tlingit & Haida Emergency Operations Tower
Location:	Juneau, AK
Latitude:	58-21-17.02N NAD 83
Longitude:	134-30-07.31W
Heights:	26 feet site elevation (SE)
	61 feet above ground level (AGL)
	87 feet above mean sea level (AMSL)

This aeronautical study revealed that the structure does not exceed obstruction standards and would not be a hazard to air navigation provided the following condition(s), if any, is(are) met:

It is required that FAA Form 7460-2, Notice of Actual Construction or Alteration, be e-filed any time the project is abandoned or:

_____ At least 10 days prior to start of construction (7460-2, Part 1)
__X__ Within 5 days after the construction reaches its greatest height (7460-2, Part 2)

Based on this evaluation, marking and lighting are not necessary for aviation safety. However, if marking/ lighting are accomplished on a voluntary basis, we recommend it be installed in accordance with FAA Advisory circular 70/7460-1 M.

This determination expires on 09/15/2023 unless:

(a) the construction is started (not necessarily completed) and FAA Form 7460-2, Notice of Actual Construction or Alteration, is received by this office.
(b) extended, revised, or terminated by the issuing office.
(c) the construction is subject to the licensing authority of the Federal Communications Commission (FCC) and an application for a construction permit has been filed, as required by the FCC, within 6 months of the date of this determination. In such case, the determination expires on the date prescribed by the FCC for completion of construction, or the date the FCC denies the application.

NOTE: REQUEST FOR EXTENSION OF THE EFFECTIVE PERIOD OF THIS DETERMINATION MUST BE E-FILED AT LEAST 15 DAYS PRIOR TO THE EXPIRATION DATE. AFTER RE-EVALUATION OF CURRENT OPERATIONS IN THE AREA OF THE STRUCTURE TO DETERMINE THAT NO SIGNIFICANT AERONAUTICAL CHANGES HAVE OCCURRED, YOUR DETERMINATION MAY BE ELIGIBLE FOR ONE EXTENSION OF THE EFFECTIVE PERIOD.

This determination is based, in part, on the foregoing description which includes specific coordinates, heights, frequency(ies) and power. Any changes in coordinates, heights, and frequencies or use of greater power, except those frequencies specified in the Colo Void Clause Coalition; Antenna System Co-Location; Voluntary Best Practices, effective 21 Nov 2007, will void this determination. Any future construction or alteration, including increase to heights, power, or the addition of other transmitters, requires separate notice to the FAA.This determination includes all previously filed frequencies and power for this structure.

If construction or alteration is dismantled or destroyed, you must submit notice to the FAA within 5 days after the construction or alteration is dismantled or destroyed.

This determination does include temporary construction equipment such as cranes, derricks, etc., which may be used during actual construction of the structure. However, this equipment shall not exceed the overall heights as indicated above. Equipment which has a height greater than the studied structure requires separate notice to the FAA.

This determination concerns the effect of this structure on the safe and efficient use of navigable airspace by aircraft and does not relieve the sponsor of compliance responsibilities relating to any law, ordinance, or regulation of any Federal, State, or local government body.

A copy of this determination will be forwarded to the Federal Communications Commission (FCC) because the structure is subject to their licensing authority.

If we can be of further assistance, please contact our office at (907) 271-5863, or robert.van.haastert@faa.gov. On any future correspondence concerning this matter, please refer to Aeronautical Study Number 2022-AAL-30-OE.

Signature Control No: 515011083-517938108 (DNE)
Robert van Haastert
Supervisor

Attachment(s)
Frequency Data
Map(s)

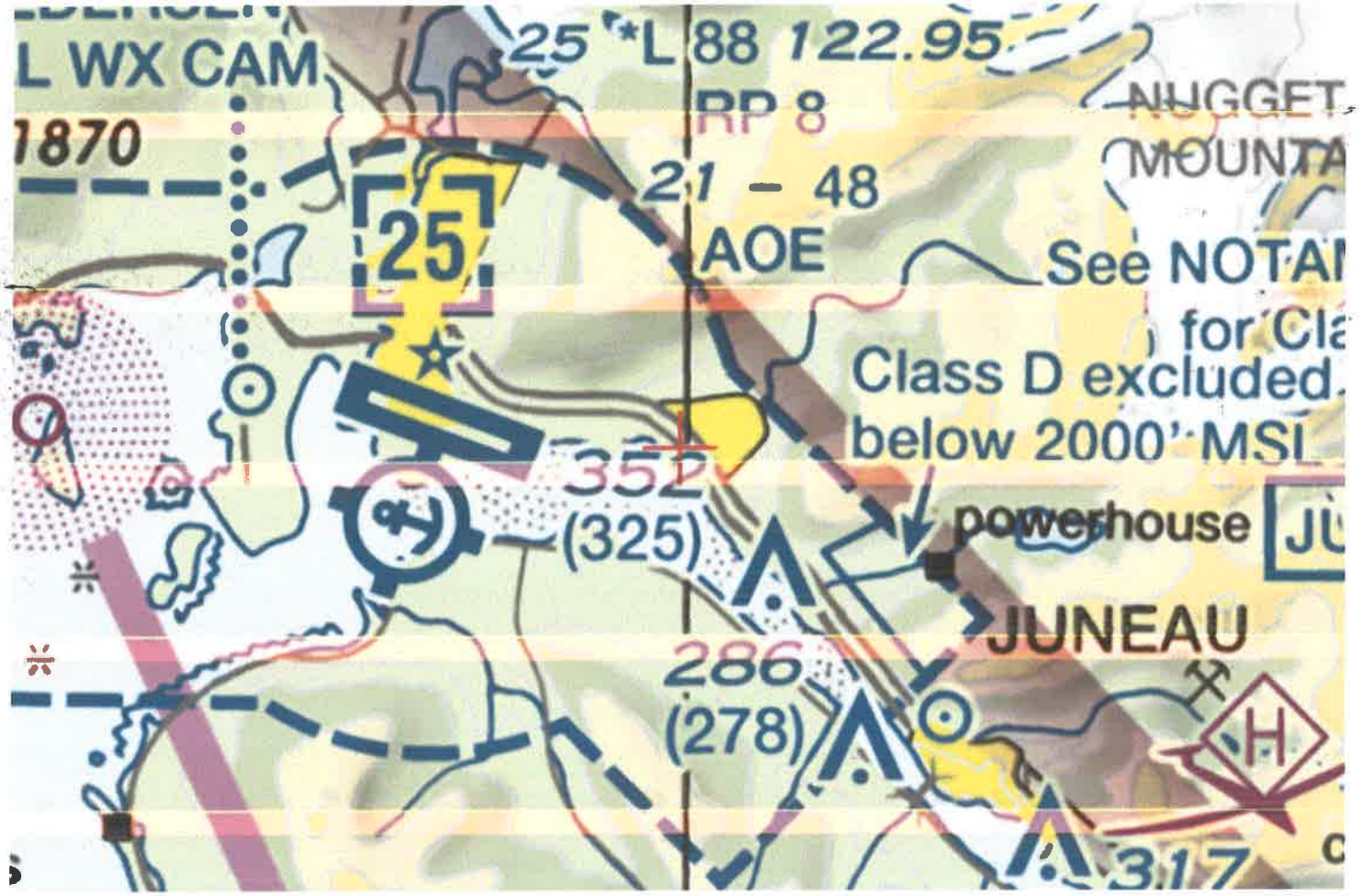
cc: FCC

Frequency Data for ASN 2022-AAL-30-OE

LOW FREQUENCY	HIGH FREQUENCY	FREQUENCY UNIT	ERP	ERP UNIT
151.4525	151.4525	MHz	50	W
154.2575	154.2575	MHz	50	W

TOPO Map for ASN 2022-AAL-30-OE

Sectional Map for ASN 2022-AAL-30-OE



Trylon

December 8, 2022

Reference: 62 Foot Tall Self Supporting Tower for Juneau, Alaska
Breakpoint Letter
Trylon Job Number 170483

To Whom it May Concern,

As requested, we are pleased to submit this "Breakpoint Letter" for the 62 foot tall Self Support Tower to be constructed at the Juneau, Alaska site.

This tower has been designed, manufactured and supplied in accordance with the TIA 222-H standard for Juneau, Alaska. The tower has been designed to support antennas and transmission lines as described on Trylon Drawing 170483.319.0301 and the following;

Design Wind Speed: 131mph 3-sec gust (no ice), 50mph 3-sec gust (1" ice)
Structure Class: II
Exposure Category: C
Topographic Category: 1

This letter is to provide information on the breakpoint designed for this tower. The criteria that needs to be met is a breakpoint at a minimum height of 38 feet using a wind event that is greater than the design wind and tower loading criteria noted above. It should be understood, communications structures are designed in accordance with strict structural standards and it is extremely rare that well-maintained towers fail under normal operational conditions. However, in the highly unlikely event that this tower should experience operational failure, the failure mode will be a tower mast diagonal failure followed by a tower leg failure. The breakpoint for this tower is at the 40 foot elevation. It should be understood, that this break point design does not consider unpredictable extreme catastrophic events for which the structure is not designed. However, any damage to surrounding property caused by the tower failing during such an event would be relatively insignificant when compared to the damage caused to the surrounding property by the event itself.

If you have any questions, please contact the undersigned.

Sincerely,

STATE OF ALASKA 49 TH Jinshan Wang JINSHAN WANG Date Dec 08, 2022 No. SE 163624 REGISTERED STRUCTURAL ENGINEER

Jinshan Wang, P.E., S.E.

21 South Field Drive – Elmira – ON N3B 0A5 – Canada - Tel: (519)-669-5421 - Fax: (519)-669-8912

www.trylon.com

To: City and Borough of Juneau
Community Development

From: Central Council of Tlingit & Haida Indian Tribes of Alaska
Corey L. Padrón
Emergency Operations Administrator
9097 Glacier Highway
Juneau, AK 99801

Re: Letter from your office dated July 11, 2022
"Incomplete Wireless Communication Facility Application – 5750 Concrete Way"

Let this memo be our attestation that the Trylon Engineering plans identified as Job No. 170483 indicating "Customer Legacy Communications Services" are specifically for the Tlingit & Haida site at 5750 Concrete way in Juneau.

Legacy Communications is operating under a Service Agreement with Tlingit & Haida specifically to coordinate various components of this project.

Sincerely,

Corey Padrón 9/12/2022

Corey L. Padron
Public Safety - Emergency Operations Administrator
Central Council of Tlingit & Haida Indian Tribes of Alaska
PO Box 25500, Juneau, AK 99802
(907) 617-7617
cpadron@ccthita-nsn.gov

INSTALLATION DRAWINGS	
TRYLON DWG. NO.	DRAWING NAME
170483.319.0103	TITLE PAGE
170483.319.0301	TOWER PROFILE
170483.319.0302	TYPICAL PLAN VIEW
170483.319.0601	FOUNDATION INTERFACE DETAIL
170483.319.0602	FOUNDATION DETAILS
170483.319.0603	REBAR CHART
170483.319.0604	FOUNDATION NOTES
170483.319.0901	TEMPLATE ASSEMBLY
170483.319.1201	BASIC EIA GROUNDING
170483.319.1501	STUB LEG ASSEMBLY
170483.319.1502	MAST ASSEMBLY (0' - 19')
170483.319.1503	MAST ASSEMBLY (19' - 38')
170483.319.1504	MAST ASSEMBLY (38' - 42.75')
170483.319.1505	MAST ASSEMBLY (42.75' - 61.75')
170483.319.1801	LADDER BASE ASSY
170483.319.1802	19' CLIMBING LADDER
170483.319.1803	4.75' CLIMBING LADDER
170483.319.2401	LEG SPLICE DETAILS
170483.319.3001	UPPER ANTENNA MOUNTS
170483.319.3002	LOWER ANTENNA MOUNTS
170483.319.3003	MD (3-1/2" x 52") 1' V-S/O
170483.319.3004	MED ADJ PARALLEL CLAMP ASSY
170483.319.3601	ANTI-CLIMB ASSEMBLY
170483.319.3901	T-STYLE Tx-LINE BRACKET
170483.319.7201	GENERAL ASSEMBLY NOTES
FILE	BILL OF MATERIALS

JOB DESCRIPTION: 61.75' STR. KDSS TOWER
SITE NAME: JUNEAU, ALASKA

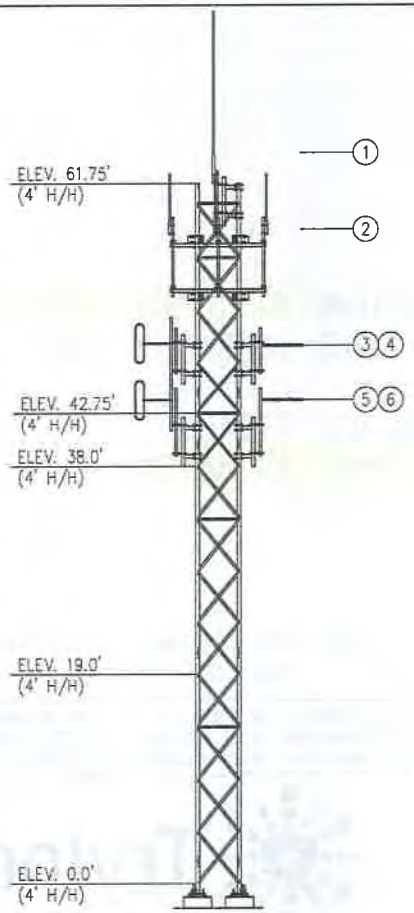
TRYLON JOB NO.: 170483
CUSTOMER: LEGACYCOMM

NOTE: PROFESSIONAL ENGINEERING STAMP APPLIES ONLY TO THE DRAWINGS INCLUDED HEREIN.

Trylon

IN CASE OF EMERGENCY CALL:
519-669-5421 (DAYS)
1-877-572-9995 (EVENINGS AND WEEKENDS)

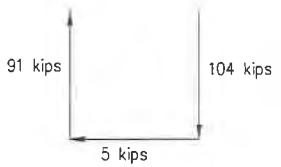
LEG (50W)	V 4" x 4" x 3/8"	1501/1502	1503	1504	1505	
DIAGONAL (44W)	L 2" x 2" x 3/16" (X-B)	1016	1016	266	1016	
HORIZONTAL (41W)	L 2" x 2" x 3/16"	67	67	71	67	
INSTALL DWG		225	225	67	225	
SECTION WT (lbs)		68	68	23	68	
LOWER SPLICE WT (lbs)		1376	1376	427	1376	
LADDER WT (lbs)						
Tx BRKT WT (lbs)						
TOTAL WT (lbs)						



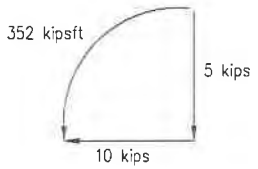
LEGEND
A: V 4" x 4" x 1/4"

ANTENNA LOADING CHART							
No.	Description	Qty	Elev. (ft)	Azimuth (°TN)	TX Line Description	Qty	Status
1	CXL 2-5SL +Leg Mount	1	61.8	TBA	LDF4P-50A	1	I
2	CXL 108-185C +Face Mount	3	55	TBA	LDF4P-50A	3	I
3	SRL-210 +Leg Mount	1	50	TBA	LDF4P-50A	1	I
4	3 ELEMENT YAGI +Leg Mount	1	50	TBA	LDF4P-50A	1	I
5	SRL-210 +Leg Mount	1	45	TBA	LDF4P-50A	1	I
6	3 ELEMENT YAGI +Leg Mount	1	45	TBA	LDF4P-50A	1	I
STATUS: E-EXISTING, F-FUTURE, I-INITIAL, P-PROPOSED							

TOWER DESIGNED TO:
DESIGN STANDARD: TIA-222-H
BASIC 3 SEC. GUST WIND SPEED: 131 mph
BASIC 3 SEC. GUST WIND SPEED WITH ICE: 50 mph
SERVICE WIND SPEED: 60 mph
BASIC ICE THICKNESS: 1.0 in
TOPOGRAPHIC CATEGORY: 1
EXPOSURE CATEGORY: C
RISK CATEGORY: 2
MAX. TOP ROTATION @ 91 mph: 0.14°
DESIGN PARAMETERS FROM "ATC HAZARDS BY LOCATION"
WEBSITE BASED ON LAT/LONG VALUES PROVIDED BY CUSTOMER
LATITUDE: 58.354904°
LONGITUDE: -134.502475°



LEG FOUNDATION LOADS
(PER FOUNDATION)



GLOBAL FOUNDATION LOADS

NOTES: 1) REFER TO DWG 0302 FOR TYPICAL PLAN VIEW/Tx LINE LAYOUT

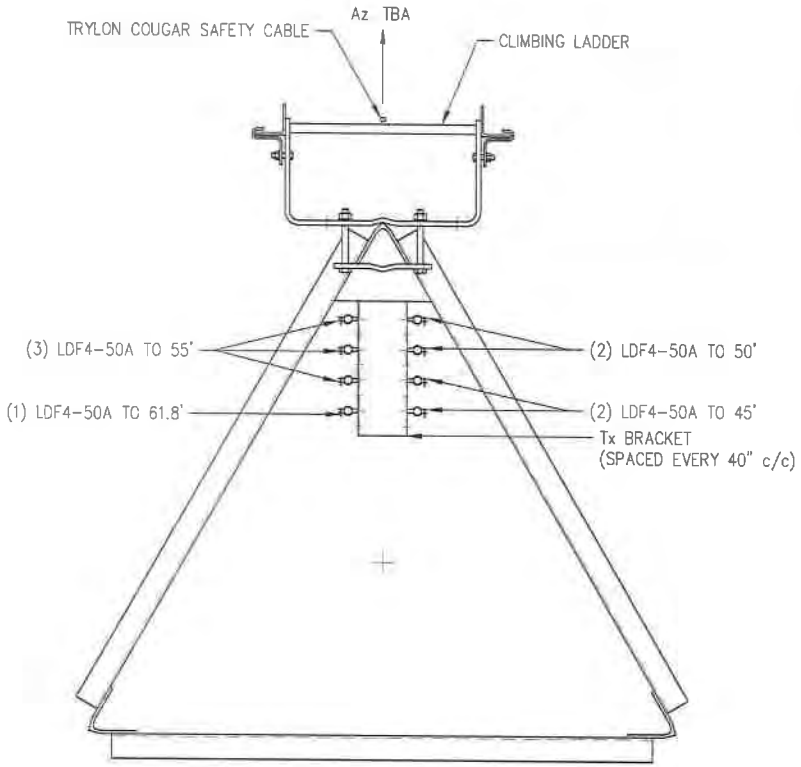
REV	BY	CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

DRAWING NUMBER: 0302

STATE OF ALASKA 49TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 103624
REGISTERED STRUCTURAL ENGINEER

Trylon

DRAWING NO: 170483.319.0301
CUSTOMER: LEGACYCOMM
SITE: JUNEAU
JOB NO: 130.000
DATE: 03 FEB 21
BY: MAW
CHK: PS
APP: JW
TITLE: TOWER PROFILE



REV.	BY: REV.	BY: CHK.	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163624
REGISTERED STRUCTURAL ENGINEER

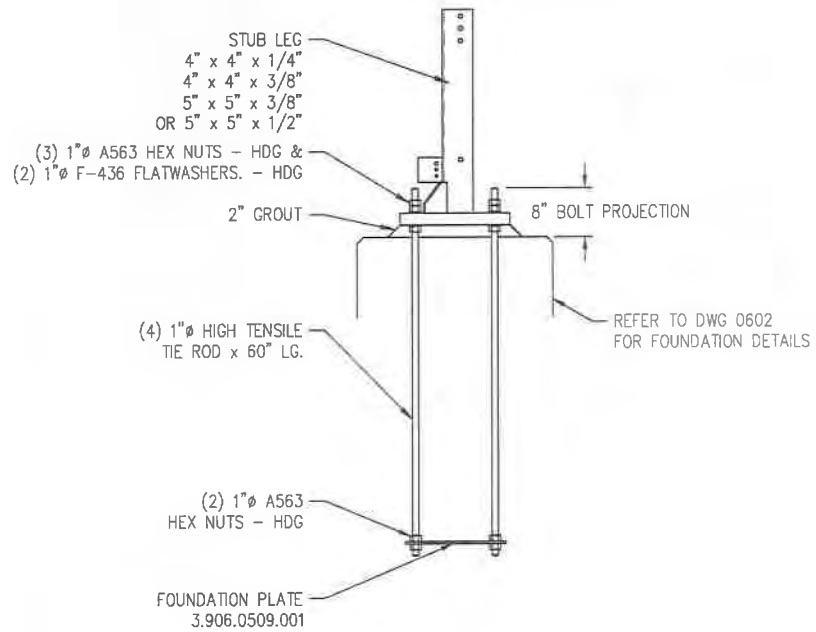
Trylon

DRAWING NO.: 170483.319.0302

CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	10.000

DATE:	BY:	CHK:	APP:
03 FEB 21	MAW	PS	JW

TITLE: TYPICAL PLAN VIEW



KDSS ANGLE LEG STANDARD
FOUNDATION KIT
4.906.0017.001

REV	BY	CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION 23 MAR 21	

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER
0602	

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 183624
REGISTERED STRUCTURAL ENGINEER

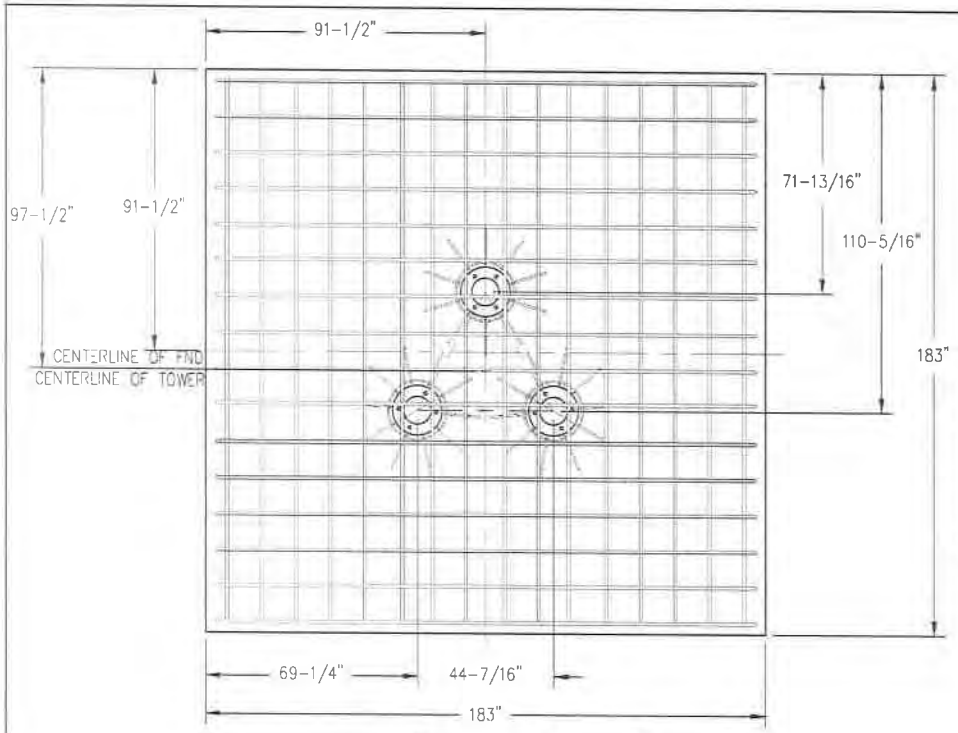
Trylon

DRAWING NO: 170483.319.0601

CUSTOMER: LEGACYCOMM
SITE: JUNEAU
SCALE: 20.000
DATE: 02 FEB 21
BY: MAW
CHK: PS
APP: JW

TITLE: FOUNDATION INTERFACE DETAIL

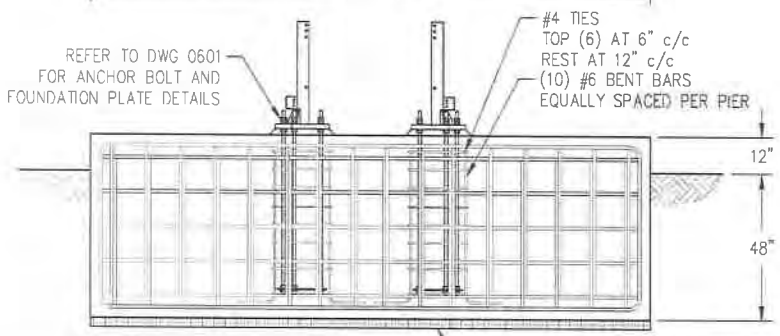
NOTES:

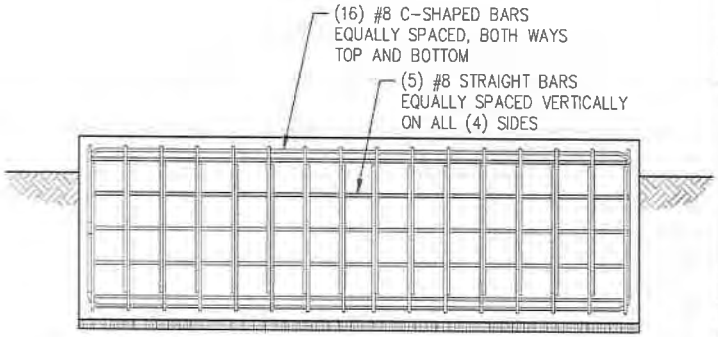


BASE FOUNDATION RE-BAR/TIE SCHEDULE							
PIER DETAILS				PAD DETAILS			
QTY	SIZE	TYPE	SPACING	QTY	SIZE	TYPE	SPACING
30	#6	⌐¬	EQUAL	64	#8	⌐¬	*
18	#4	○	6"	20	#8	—	11.25"
6	#4	○	12"				

NOTES:

1) REFER TO REBAR DRAWING 170483.319.0603 FOR CUTTING LENGTHS AND FABRICATION DETAILS.





1) REFER TO DWG 0604 FOR FOUNDATION NOTES.

REV.	BY: REV.	BY: CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER
0601	
0603	
0604	

STATE OF ALASKA 49TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163624
REGISTERED STRUCTURAL ENGINEER

Trylon

DRAWING NO.: 170483.319.0602

CUSTOMER: LEGACYCOMM | SITE: JUNEAU | SCALE: 40.000

DATE: 22 MAR 21 | BY: MAW | CHK: PS | APP: JW

TITLE: FOUNDATION DETAILS

BAR LIST FOR REINFORCING STEEL

BAR LOCATION	BAR SIZE	TYPE	TOTAL LENGTH OF BAR (inch)	BENDING DIAGRAM DIM. 'A'	BENDING DIAGRAM DIM. 'B'	BENDING DIAGRAM	QTY. REQ'D	TOTAL BAR WT.
TWR PAD	#8	'C' SHAPE	268"	177"	48"	'A' / 'B'	64	3816
TWR PIER	#6	BENT	60-1/8"	50"		'A'	30	226
TWR PIER	#4	TIE	68-1/8"	19-5/8"		'A' 90° HOOKS BOTH ENDS	24	91
		STIRRUP				'A' 'B' 135° HOOKS BOTH ENDS		
TWR PAD	#8	STRAIGHT	177"				20	788
		STRAIGHT						
		STRAIGHT						
		STRAIGHT						
		STRAIGHT						

SIZES & WEIGHTS		TOTAL BAR WEIGHT (lbs)	4921
IMPERIAL	WT. (lbs/ft)		
#4	0.668		
#5	1.043		
#6	1.502		
#8	2.670		
#10	4.303		
#11	5.313		

NOTES: 1) REINFORCING STEEL SHALL BE DEFORMED BARS CONFORMING WITH ASTM STANDARDS A615, GR.60
2) REJECT BARS WITH KINKS OR BENDS NOT SHOWN ON THIS DRAWING.

REV	BY	CH	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

STATE OF ALASKA 49TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163624
REGISTERED STRUCTURAL ENGINEER

Trylon

PROJECT NO: 170483.319.0603

CUSTOMER	DATE	SCALE
LEGACYCOMM	JUNEAU	1.000
DRAWN: 22 MAR 21	CHK: MAW	APP: PS
		DR: JW

TITLE: REBAR CHART

FOUNDATION NOTES:

GENERAL:

1) THE CONTRACTOR SHALL FIELD CHECK ALL DIMENSIONS AND DETAILS BEFORE PROCEEDING WITH THE WORK.
2) ALL WORKMANSHIP SHALL BE IN ACCORDANCE WITH THE LATEST ISSUE OF AC STANDARDS.
3) FOUNDATIONS DESIGNED IN ACCORDANCE WITH THE LATEST ISSUE OF ACI STANDARDS.
   ULTIMATE BEARING CAPACITY OF 2500 PSF, SUBMERGED SOIL CONDITIONS,
   SOIL SUBMERGED DENSITY OF 60 PCF, NON-CORROSIVE SOIL (NO GEOTECH REPORT PROVIDED)
   REPORT DATED:
4) PRESUMPTIVE SOIL PARAMETERS AND ASSUMPTIONS SHALL BE VALIDATED FOR SITE SPECIFIC CONDITIONS PRIOR TO INSTALLATION.
5) THE TOWER BASE PAD SHALL BE PLACED AGAINST UNDISTURBED SOIL.

CONCRETE:

1) CONCRETE CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS OF STANDARD ACI 318-14.
2) CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS OF NOT LESS THAN 4000 PSI.
3) CONCRETE SHALL CONTAIN AN AIR ENTRAINING AGENT. TOTAL AIR CONTENT TO BE 5% TO 7% , FOR THE PARTICULAR SIZE OF AGGREGATE BEING USED. THE AIR ENTRAINING AGENT SHALL BE COMPATIBLE WITH THE WATER REDUCING AGENT.
4) THE MAXIMUM SIZE OF COARSE AGGREGATE SHALL BE 3/4".
5) THE USE OF CALCIUM CHLORIDE OR ACCELERATING ADMIXTURES IS PROHIBITED.
6) SLUMP SHALL BE 3" +/- 1".
7) IF THE AIR TEMPERATURE IS 41 DEGREES F OR LESS, THE TEMPERATURE OF THE CONCRETE AT TIME OF PLACING, SHALL BE BETWEEN 59 AND 86 DEGREES F.
8) CHAMFER EXPOSED CORNERS OF CONCRETE (APPROX 3/4").
9) PROVIDE EFFECTIVE MEANS OF MAINTAINING THE TEMPERATURE OF CONCRETE IN PLACE AT A MINIMUM OF 50 DEGREES C AND A MAXIMUM OF 86 DEGREES F FOR THREE DAYS AFTER PLACING. WHEN THE MEAN DAILY AIR TEMPERATURE IS LESS THAN 41 DEGREES F PROVIDE PROTECTION FOR NEWLY PLACED CONCRETE BY MEANS OF SUITABLE ENCLOSURES OR RAISED COVERINGS, HEAT AND INSULATION.
10) ALL GROUT SHALL BE NON-FERROUS AND NON SHRINK WITH A MINIMUM COMPRESSIVE STRENGTH OF 8000 PSI AT 28 DAYS, EDGES GROUT SHALL BE TAPERED OFF AT 45°.

REINFORCEMENT:

1) CLEAN REINFORCEMENT OF ANY LOOSE SCALE, DIRT OR OTHER COATINGS WHICH WOULD DESTROY OR REDUCE BONDING. REJECT BARS WITH KINKS OR BENDS NOT SHOWN ON THIS DRAWING.
2) ALL REINFORCEMENT SHALL HAVE A MINIMUM OF 3" CONCRETE COVER.
3) REINFORCING STEEL SHALL BE DEFORMED BARS CONFORMING WITH ASTM A615 (GRADE 60)

BACKFILLING:

1) BACKFILL SHALL BE PLACED IN THIN LIFTS (MAXIMUM 6") AND COMPACTED TO A MINIMUM OF 95 PERCENT OF STANDARD PROCTOR MAXIMUM DRY DENSITY. IN THE EVENT THAT EXCAVATED MATERIALS ARE NOT SUITABLE FOR BACKFILL, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO SUPPLY AND COMPACT SUITABLE CLEAN MATERIAL TO MEET THAT REQUIREMENT.

STANDARDS:

1) FOUNDATIONS AND ANCHORS DESIGNED IN ACCORDANCE WITH EIA 222-H.
2) CONCRETE WORK IN ACCORDANCE WITH ACI 318-14
3) REINFORCEMENT FOR CONCRETE IN ACCORDANCE WITH ACI 318-14

REV	BY	CHK	ISSUE	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. EE 16352

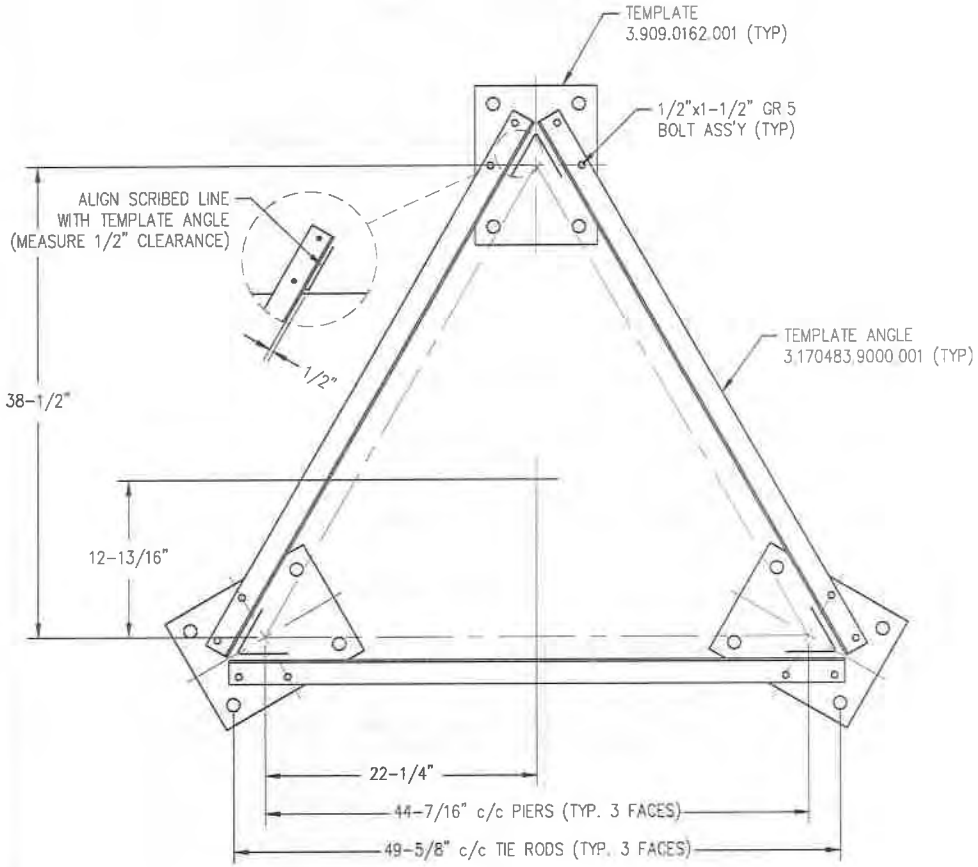
Trylon

170483 319.0604

LEGACYCOMM JUNEAU 1.000

22 MAR 21 MAW PS JW

FOUNDATION NOTES



REV	BY	CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS

DRAWING NUMBER	DRAWING TITLE

STATE OF ALASKA
49 TH
JINGHAN WANG
Date Mar 24, 2021
No. SE 16260
REGISTERED STRUCTURAL ENGINEER

Trylon

DRAWING NO.: 170483.319.0901

CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	10.000

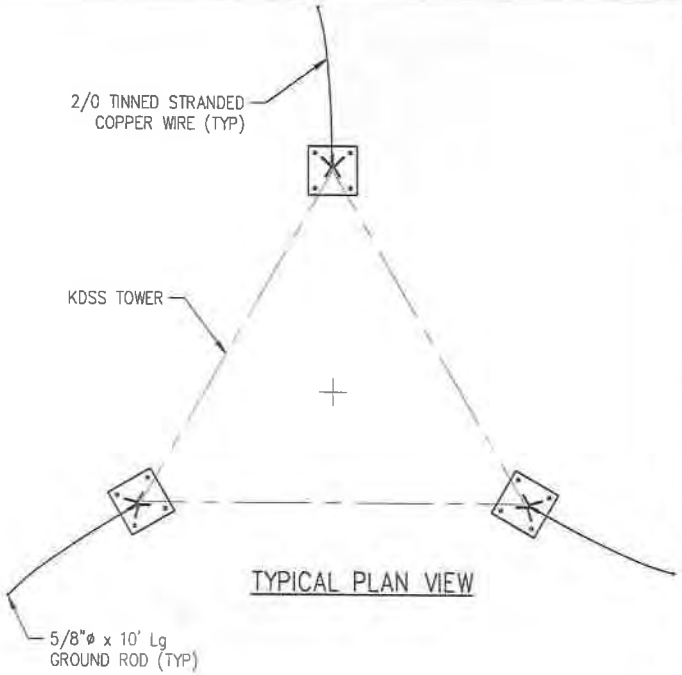
DATE:	BY:	CHK:	APP:
02 FEB 21	MAW	PS	JW

TITLE: TEMPLATE ASSEMBLY

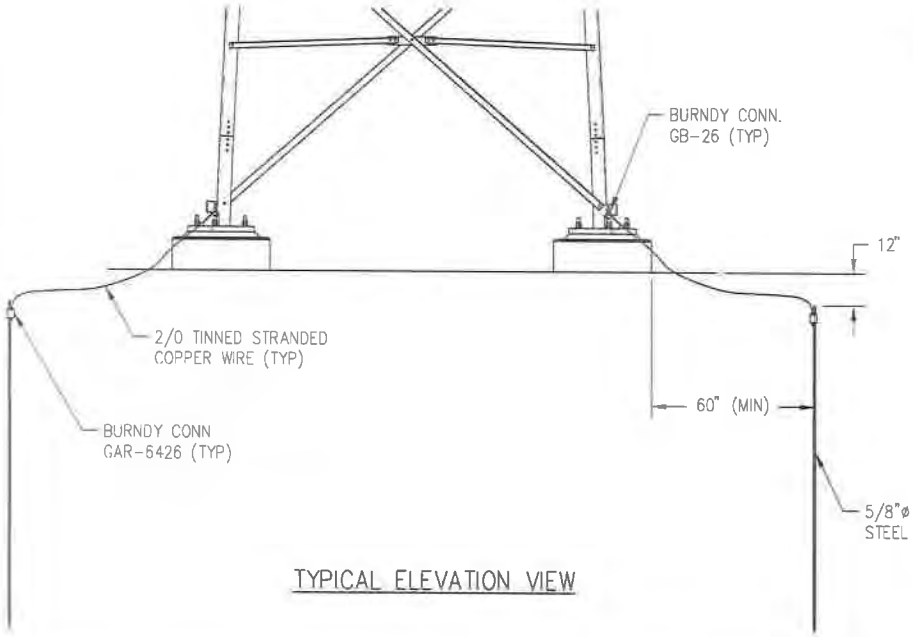
NOTES: 1) FOUNDATION CONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO POURING CONCRETE.

NOTES:

1) ALL GROUND WIRE TO BE 2/0 TINNED STRANDED COPPER WIRE.
2) ALL GROUND RODS ARE TO BE PLACED A MINIMUM OF 5'-0" AND MAXIMUM OF 7'-0" FROM THE TOWER BASE.
3) ALL GROUND RODS TO BE 5/8"ø x 10'-0" Lg. GALVANIZED STEEL.
4) GROUND WIRE TO BE BURIED 1'-0" BELOW GROUND SURFACE.
5) ALL GROUNDING CONNECTIONS ARE TO BE CLEAN AND FREE OF PAINT AT THEIR MATING SURFACES.
6) GROUNDING WIRES MUST ALWAYS BE CONTINUOUS AND TRAVEL IN A "DOWNWARD" DIRECTION FREE FROM SHARP BENDS OR SUDDEN CHANGES IN DIRECTIONS
7) IDEAL SITE GROUNDING SYSTEM RESISTANCE = 5 OHMS (MAXIMUM OF 50 OHMS).



TYPICAL PLAN VIEW



TYPICAL ELEVATION VIEW

MATERIAL LIST:
BELOW GRADE:
3 pcs. GROUND ROD #3.912.0006.002
20m 2/0 WIRE #1301201
3 pcs. GAR-6426 #1303030

ABOVE GRADE:
3 pcs GB-26 #1303110

REV.	BY: REV.	BY: CHK.	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER

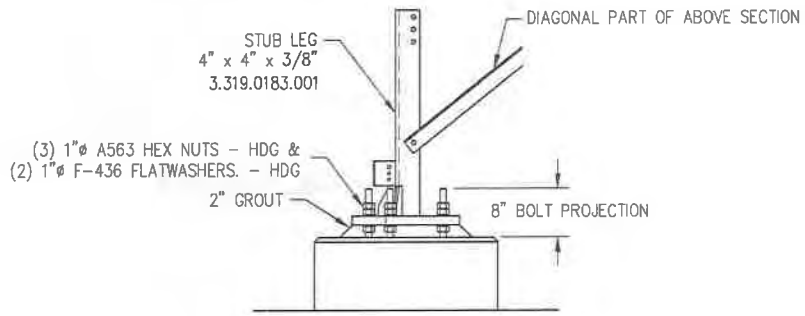
Trylon

DRAWING NO.: 170483.319.1201

CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	45.000

DATE:	BY:	CHK:	APP:
02 FEB 21	MAW	PS	JW

TITLE: BASIC EIA GROUNDING



REV	BY	CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163824
REGISTERED STRUCTURAL ENGINEER

Trylon

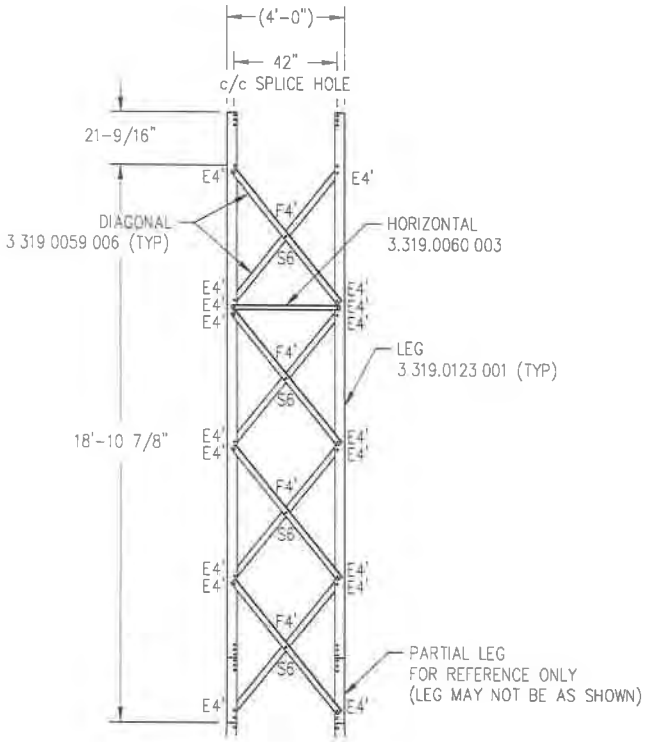
DRAWING NO.
170483.318.1501

CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	20.000

DATE:	BY:	CHK:	APP:
02 FEB 21	MAW	PS	JW

TITLE:
STUB LEG ASSEMBLY

NOTES:



BOLT SCHEDULE		
MARK	SIZE	QTY
E4'	5/8" x 2" A325 + FLATWASHER	54
F4'	5/8" x 2-1/4" A325 + FLATWASHER	12
S6	3/8"x2"x2" SPACER c/w 11/16"ø HOLE	12

1) REFER TO DWG 7201 FOR GENERAL ASSEMBLY NOTES.

REV.	BY: REV.	BY: CHK.	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

ENG. REF. SA19.10404.02.01.01
LEG: V 4"x4"x3/8"
HORIZ: L 2"x2"x3/16"
DIAG: L 2"x2"x3/16"

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER
7201	

STATE OF ALASKA 49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163674
REGISTERED STRUCTURAL ENGINEER

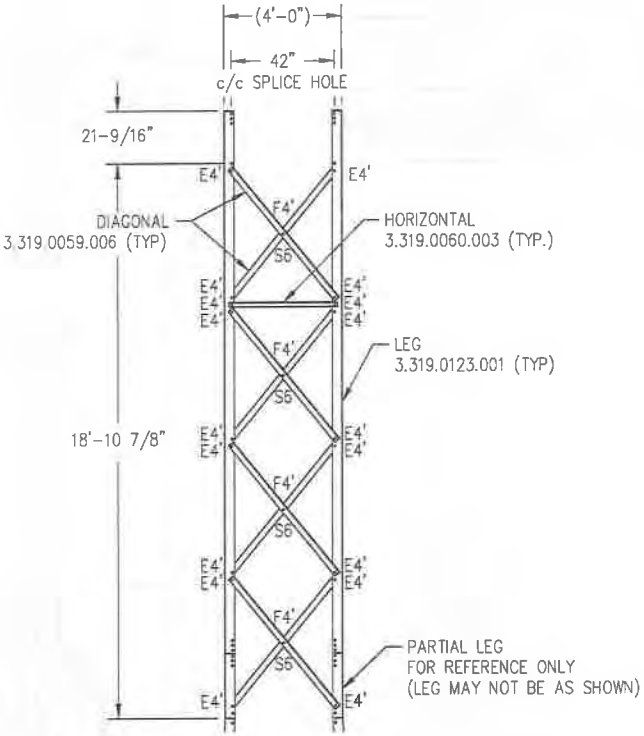
Trylon

DRAWING NO.: 170483.319.1502

CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	50.000

DATE:	BY:	CHK:	APP:
02 FEB 21	MAW	PS	JW

TITLE: SECTION ASS'Y (0' – 19')



BOLT SCHEDULE		
MARK	SIZE	QTY
E4'	5/8" x 2" A325 + FLATWASHER	54
F4'	5/8" x 2-1/4" A325 + FLATWASHER	12
S6	3/8"x2"x2" SPACER c/w 11/16"ø HOLE	12

REV	BY	DESCRIPTION	DATE
A	MAW PS	ISSUE FOR CONSTRUCTION	23 MAR 21

ENG. REF. SA19.10404.02.01.01
LEG: V 4"x4"x3/8"
HORIZ: L 2"x2"x3/16"
DIAG: L 2"x2"x3/16"

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER
7201	

STATE OF ALASKA
49 TH
JINGHAN WANG
Date: Mar 24, 2021
No. GE 163624
REGISTERED STRUCTURAL ENGINEER

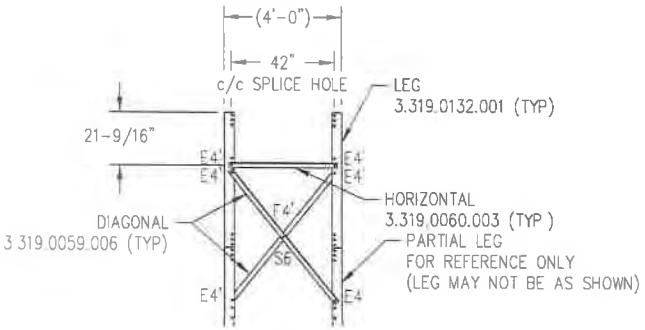
Trylon

DRAWING NO.: 170483.319.1503

CUSTOMER: LEGACYCOMM
SITE: JUNEAU
SCALE: 50.000
DATE: 02 FEB 21
BY: MAW
CHK: PS
APP: JW

TITLE: SECTION ASS'Y (19' - 38')

NOTES: 1) REFER TO DWG 7201 FOR GENERAL ASSEMBLY NOTES.



BOLT SCHEDULE		
MARK	SIZE	QTY
E4'	5/8" x 2" A325 + FLATWASHER	18
F4'	5/8" x 2-1/4" A325 + FLATWASHER	3
S6	SPACER 3/8"x2"x2" c/w 11/16"ø HOLE	3

1) REFER TO DWG 7201 FOR GENERAL ASSEMBLY NOTES.

REV.	BY: REV.	BY: CHK.	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

LEG: V 4"x4"x3/8"
HORIZ: L 2"x2"x3/16"
DIAG: L 2"x2"x3/16"

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER
7201	

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163824
REGISTERED STRUCTURAL ENGINEER

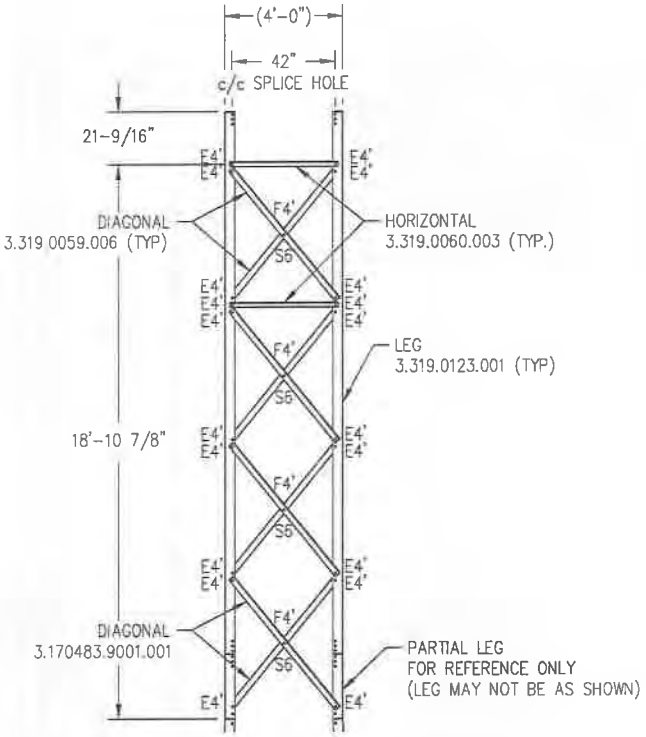
Trylon

DRAWING NO.
170483.319.1504

CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	50.000

DATE:	BY:	CHK:	APP:
03 FEB 21	MAW	PS	JW

TITLE:
SECTION ASS'Y (38.0'-42.75')



BOLT SCHEDULE		
MARK	SIZE	QTY
E4'	5/8" x 2" A325 + FLATWASHER	60
F4'	5/8" x 2-1/4" A325 + FLATWASHER	12
S6	3/8"x2"x2" SPACER c/w 11/16"ø HOLE	12

REV	BY	CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

ENG REF: SA19.10404.02.01.01 (MOD)
LEG: V 4"x4"x3/8"
HORIZ: L 2"x2"x3/16"
DIAG: L 2"x2"x3/16"

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING TITLE
7201	

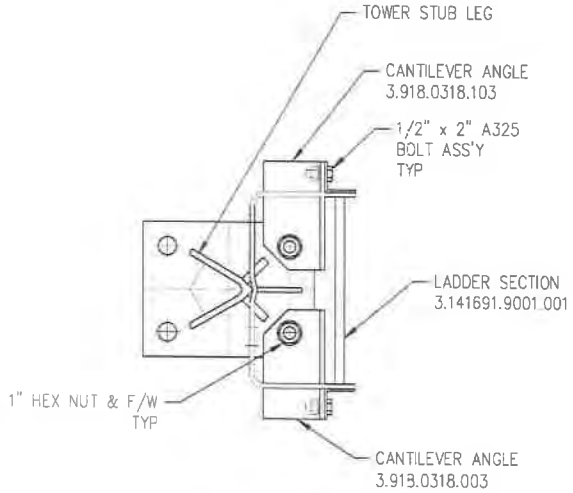
STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 19024
REGISTERED STRUCTURAL ENGINEER

Trylon

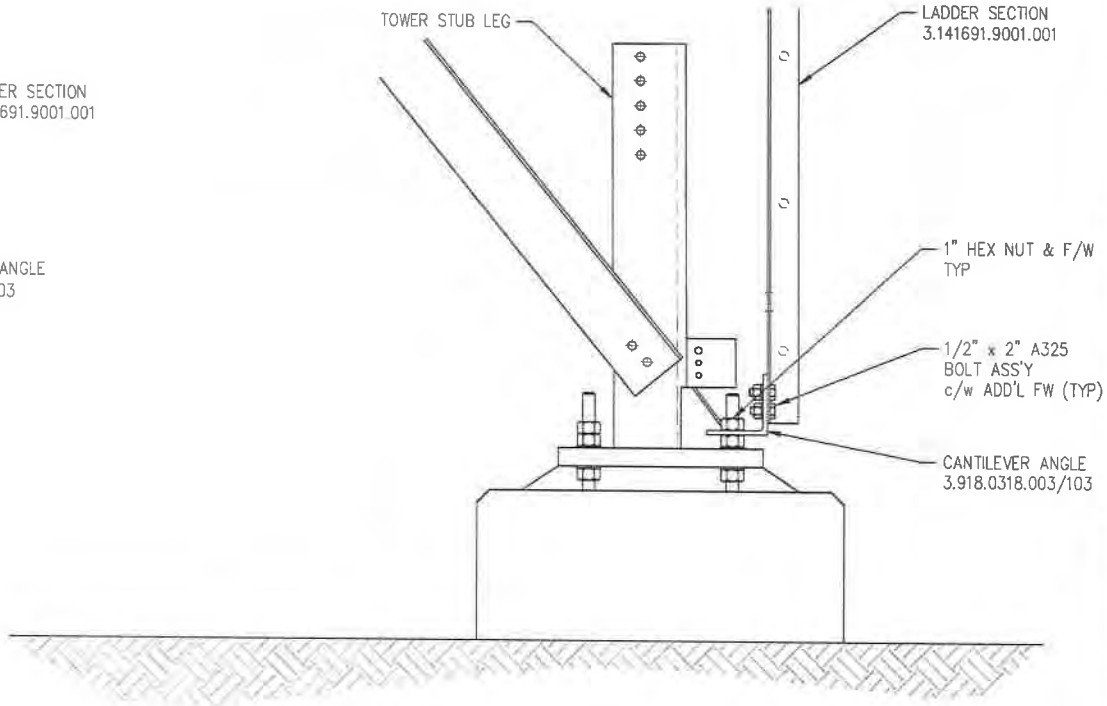
DRAWING NO: 170483.319.1505

CUSTOMER: LEGACYCOMM
SITE: JUNEAU
SCALE: 50.000
DATE: 02 FEB 21
BY: MAW
CHK: PS
APP: JW
TITLE: SECTION ASS'Y (42.75' - 61.75')

NOTES: 1) REFER TO DWG 7201 FOR GENERAL ASSEMBLY NOTES.



PLAN VIEW



ELEVATION VIEW

REV.	BY: REV.	BY: CHK.	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163624
REGISTERED STRUCTURAL ENGINEER

Trylon

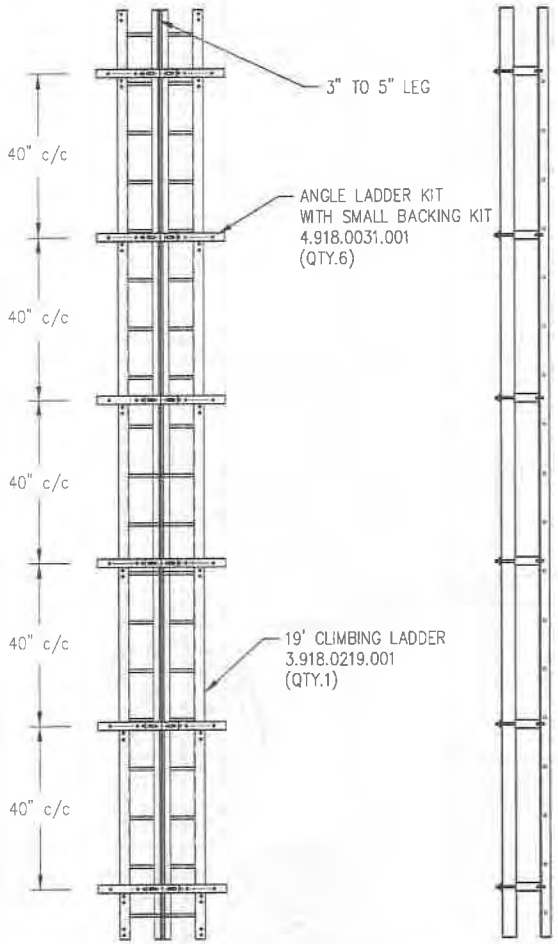
DRAWING NO.: 170483.319.1801

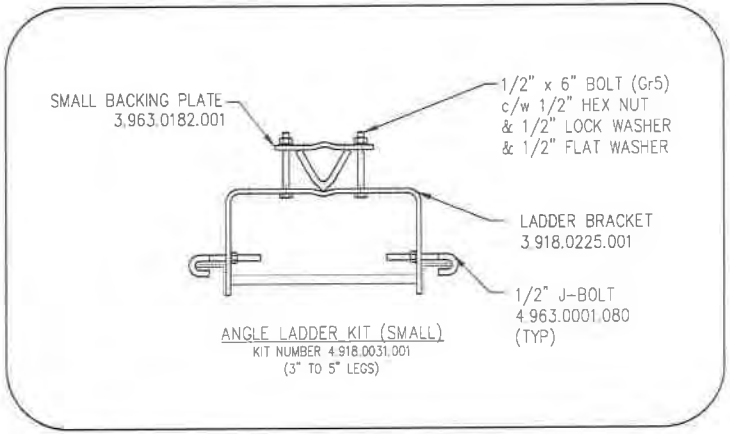
CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	10.000

DATE:	BY:	CHK:	APP:
02 FEB 21	MAW	PS	JW

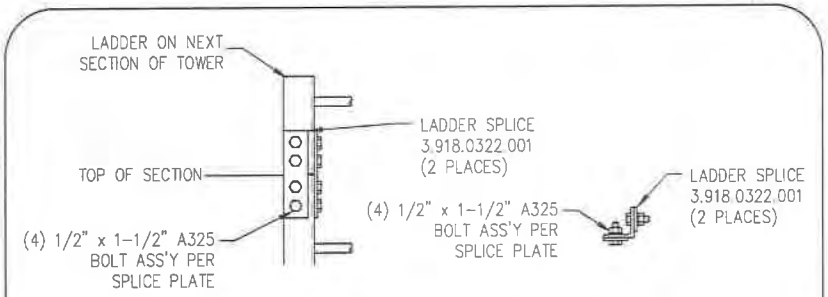
TITLE: LADDER BASE ASSEMBLY

19' CLIMBING LADDER WITH (6) SMALL BACKING KITS
KIT NUMBER 4.918.0051.001





ANGLE LADDER KIT (SMALL)
KIT NUMBER 4.918.0031.001
(3" TO 5" LEGS)



TYPICAL LADDER SPLICE
KIT No: 4.924.0007.001

A	MAW	PS	ISSUE FOR CONSTRUCTION 23 MAR 21

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 15002

Trylon

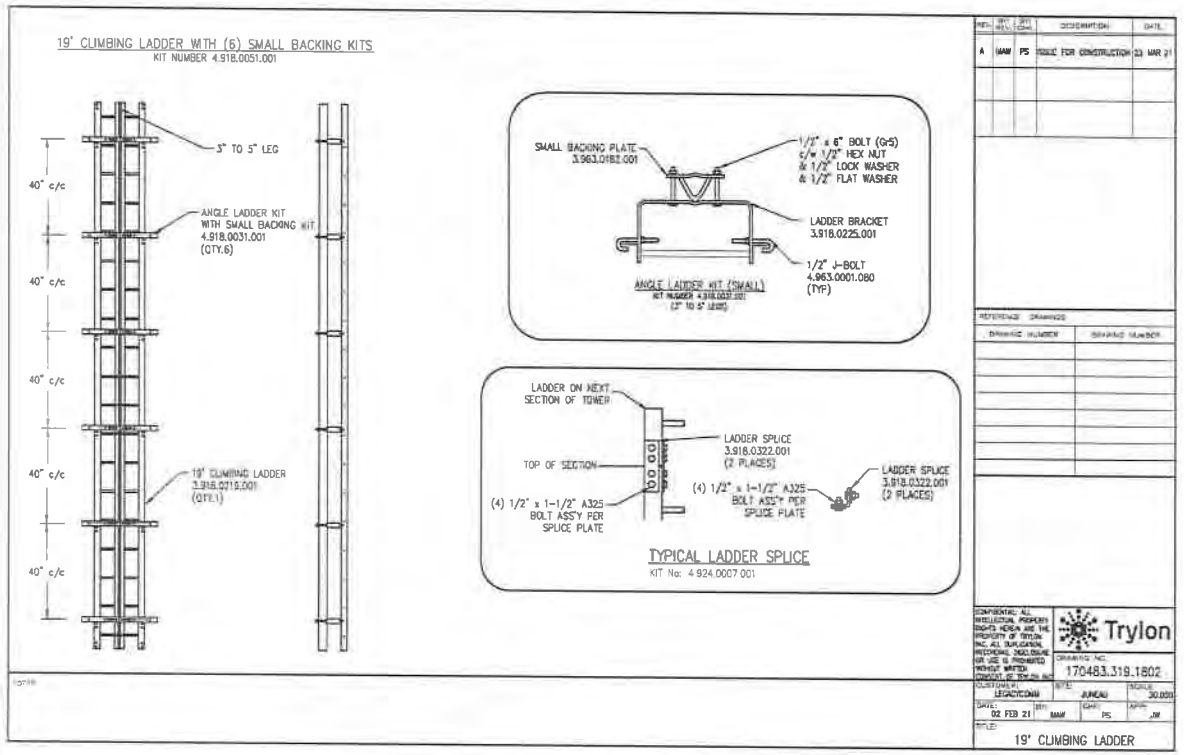
DRAWING NO.
170483.319.1802

CUSTOMER	SITE	SCALE
LEGACYCOMM	JUNEAU	30.000

DATE			
02 FEB 21	MAW	PS	JW

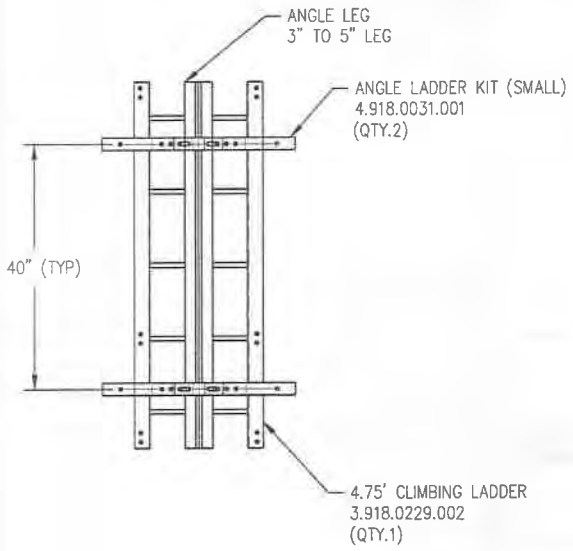
TITLE
19' CLIMBING LADDER

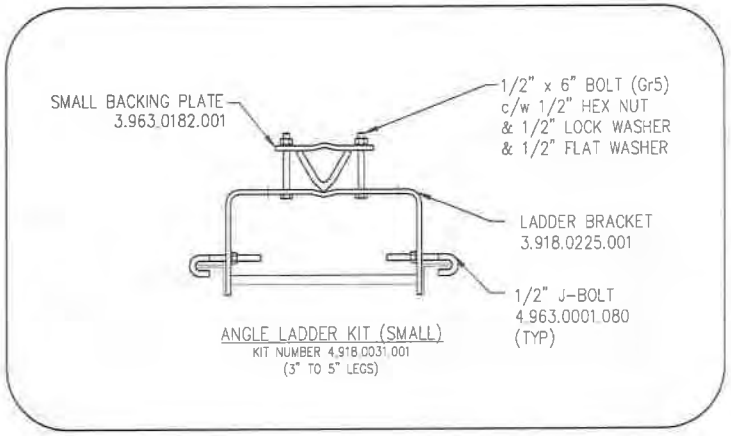
NOTES:


19' CLIMBING LADDER WITH (6) SMALL BACKING KITS
KIT NUMBER 4.918.0051.001
3" TO 5" LEG
40" c/c
ANGLE LADDER KIT WITH SMALL BACKING KIT 4.918.0031.001 (QTY.6)
19' CLIMBING LADDER 3.918.0219.001 (QTY.1)
SMALL BACKING PLATE 3.963.0182.001
1/2" x 6" BOLT (GrS) c/w 1/2" HEX NUT & 1/2" LOCK WASHER & 1/2" FLAT WASHER
LADDER BRACKET 3.918.0225.001
1/2" J-BOLT 4.963.0001.080 (TYP)
ANGLE LADDER KIT (SMALL)
LADDER ON NEXT SECTION OF TOWER
TOP OF SECTION
LADDER SPLICE 3.918.0322.001 (2 PLACES)
(4) 1/2" x 1-1/2" A325 BOLT ASS'Y PER SPLICE PLATE
TYPICAL LADDER SPLICE
KIT No: 4.924.0007.001
A MAM PS ISSUE FOR CONSTRUCTION 23 MAR 21
Trylon
170483.319.1802
02 FEB 21
19' CLIMBING LADDER

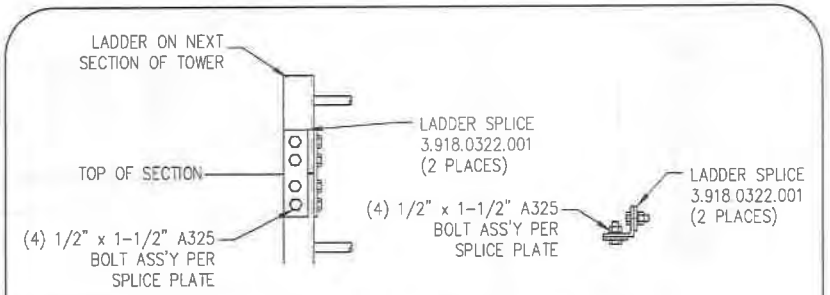
4.75' CLIMBING LADDER WITH (2) SMALL BACKING KITS

KIT NUMBER 4.918.0036.001





ANGLE LADDER KIT (SMALL)
KIT NUMBER 4.918.0031.001
(3" TO 5" LEGS)



TYPICAL LADDER SPLICE

KIT No: 4.924.0007.001

REV	BY	CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 103822
REGISTERED STRUCTURAL ENGINEER

Trylon

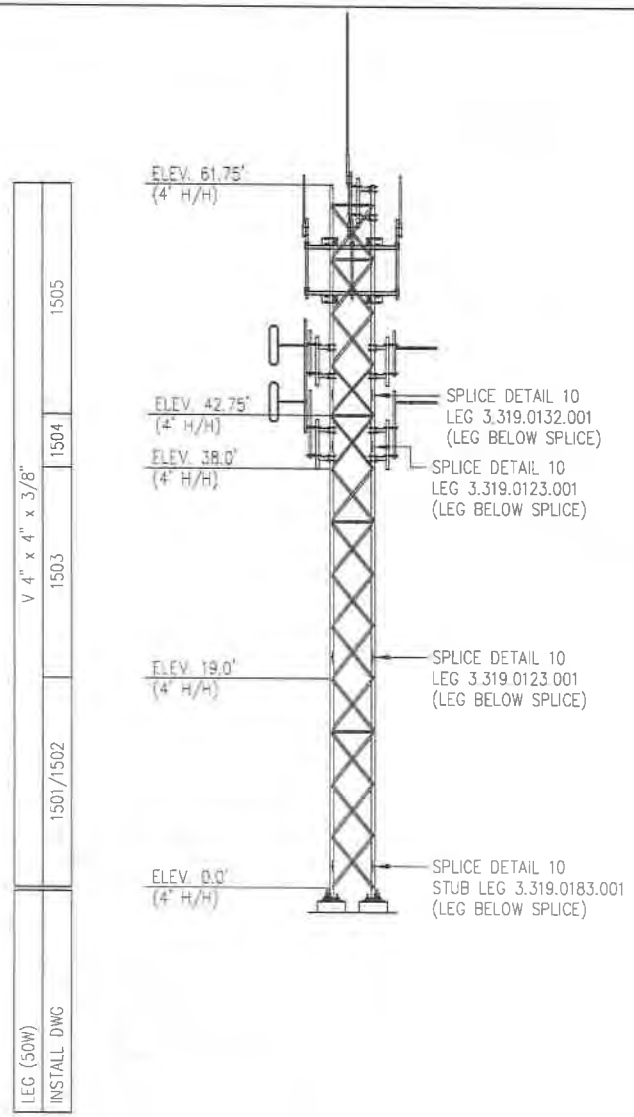
DRAWING NO.
170483.319.1803

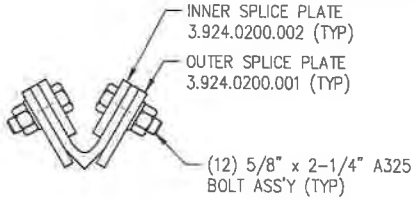
CUSTOMER	SITE	SCALE
LEGACYCOMM	JUNEAU	20.000

DATE	DRN	CHK	APP
02 FEB 21	MAW	PS	JW

TITLE
4.75' CLIMBING LADDER

NOTES:





V 4"x4"x3/8" TOP & BOTTOM
SPLICE DETAIL 10
(4.924.0006.010)

REV.	BY: REV.	BY: CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 18362
REGISTERED STRUCTURAL ENGINEER

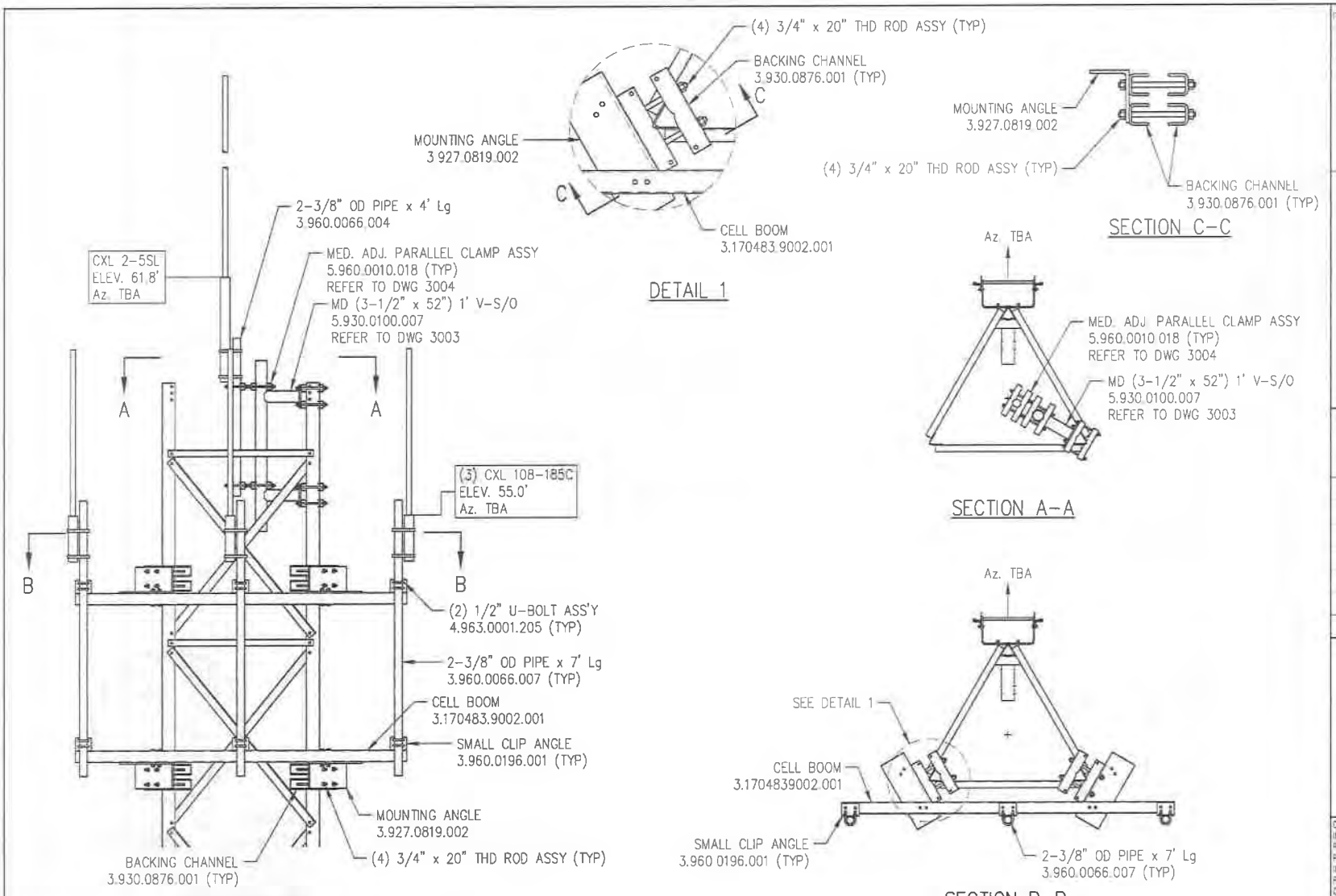
Trylon

DRAWING NO.
170483.319.2401

CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	130.000

DATE:	BY:	CHK:	APP:
03 FEB 21	MAW	PS	JW

TITLE:
LEG SPLICE DETAILS



NOTES:
1) ALL BOLTS ARE 5/8" x 5-1/2" A325 ASSEMBLIES U/N.
2) PLACE ALL MOUNTS AS CLOSE TO PANEL POINTS AS POSSIBLE.

A	MAW	PS	ISSUE FOR CONSTRUCTION 23 MAR 21

3003
3004

STATE OF ALASKA
49 TH
JENSEN WANG
Mar 24, 2021

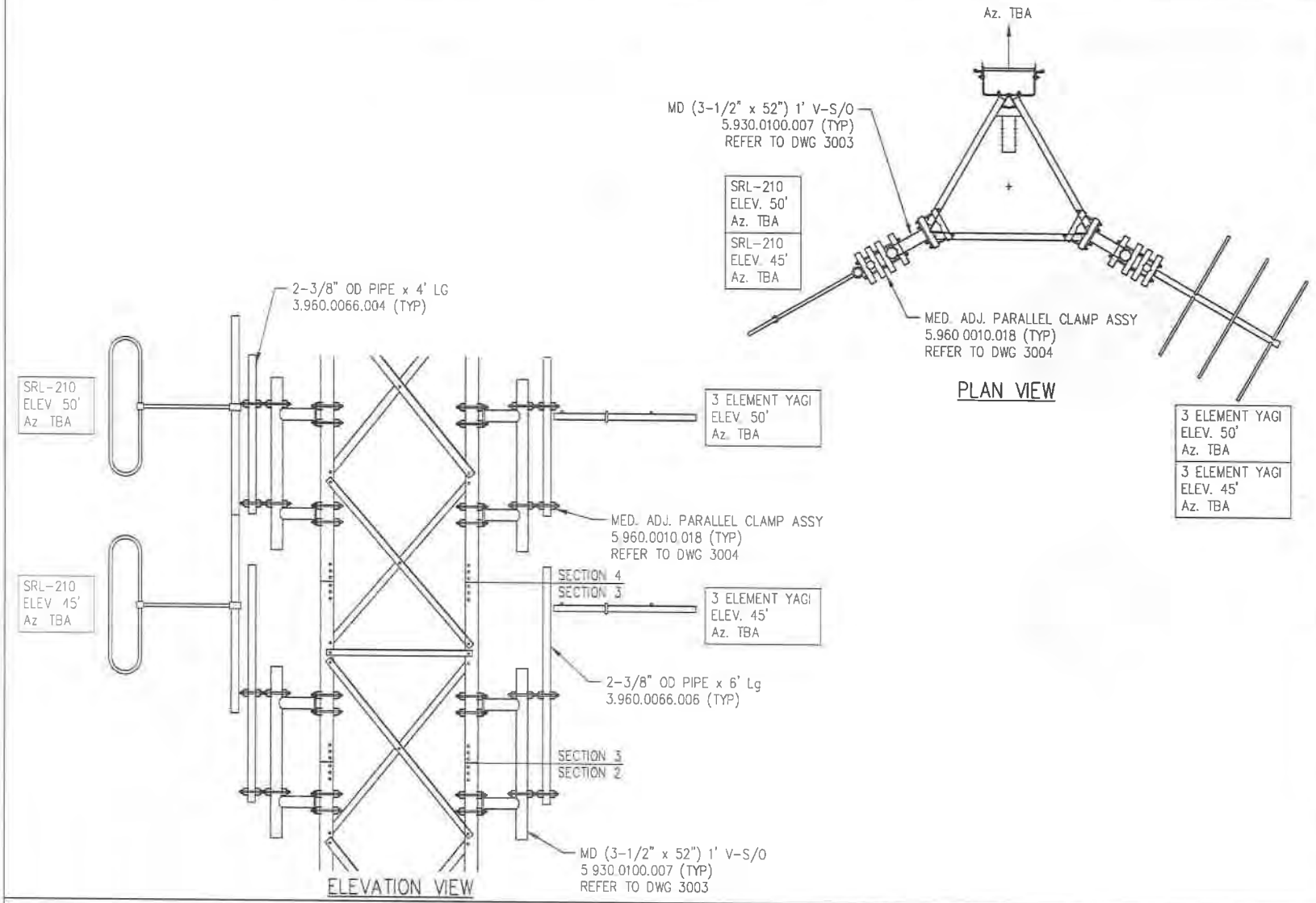
Trylon

170483.319.3001

CUSTOMER: LEGACYCOMM
JUNEAU
30.000

04 FEB 21 MAW PS JW

TITLE: UPPER ANTENNA MOUNTS



1) PLACE ALL MOUNTS AS CLOSE TO PANEL POINTS AS POSSIBLE.

REV.	BY: DEV.	BY: CHK.	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER
3003	
3004	

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. AE 163624
REGISTERED STRUCTURAL ENGINEER

Trylon

DRAWING NO.
170483.319.3002

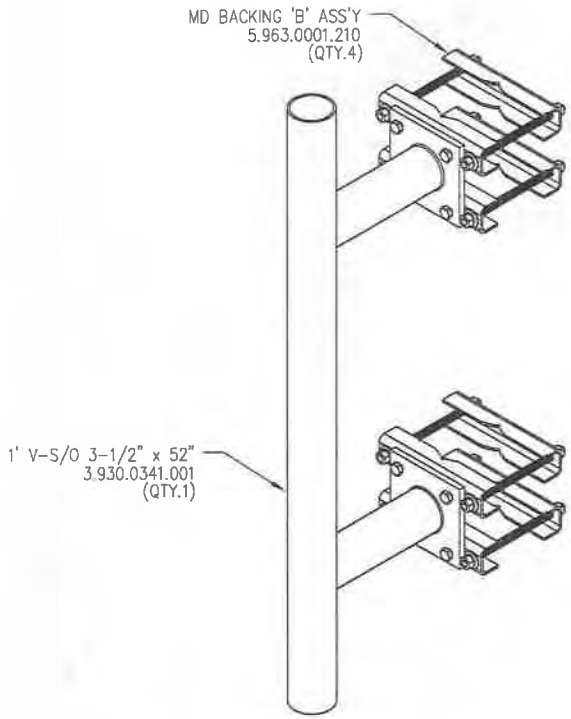
CUSTOMER:	SITE:	SCALE:
LEGACYCOMM	JUNEAU	30.000

DATE:	BY:	CHK:	APP:
03 FEB 21	MAW	PS	JW

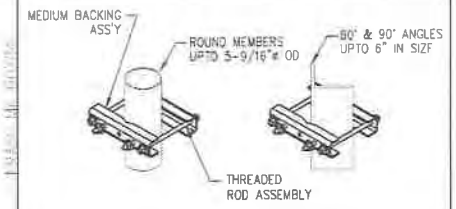
TITLE:
LOWER ANTENNA MOUNTS

MD (3-1/2 "x 52") 1' V-S/O

KIT NUMBER 5.930.0100.007



MEDIUM BACKING ASSEMBLY



MEDIUM BACKING ASSEMBLY (5.963.0001.210)

(2)	3.963.0209.001	MEDIUM BACKING CHANNEL C 2-1/4"x1-3/4"x3/16"x10-1/4" LG
(2)	4.963.0019.213	1/2" x 13" THREADED ROD ASSY
(2)	1202021	1/2" x 1-1/2" BOLT ASS'Y

REV	BY	DESCRIPTION	DATE
A	MAW PS	ISSUE FOR CONSTRUCTION 23 MAR 21	

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
REGISTERED STRUCTURAL ENGINEER

Trylon

DRAWING NO.
170483.319.3003

CUSTOMER | SITE | SCALE
LEGACYCOMM | JUNEAU | 1:000

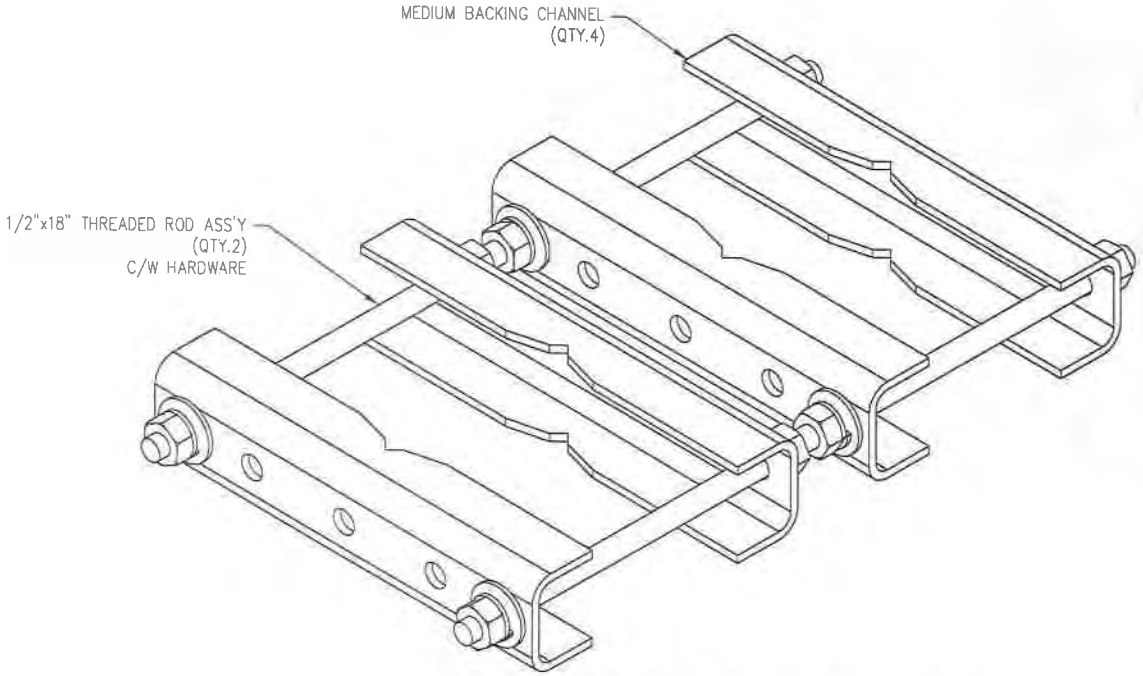
DATE | DRN | CHK | APP
02 FEB 21 | MAW | PS | JW

TITLE
MD (3-1/2" X 52") 1' V-S/O

NOTES:

MEDIUM 18" ADJUSTABLE PARALLEL CLAMP ASS'Y

KIT NUMBER 5.960.0010.018



MEDIUM 18" ADJUSTABLE PARALLEL CLAMP ASS'Y (5.950.0010.018)

(4)	3.963.0209.001	MEDIUM BACKING CHANNEL
(2)	4.963.0019.218	1/2"x18" THREADED ROD ASS'Y
(4)	1201120	1/2" HEX NUT
(4)	1201121	1/2" LOCK WASHER
(4)	1201122	1/2" FLAT WASHER

REV.	BY: REV.	BY: CHK.	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER

STATE OF ALASKA 49TH JINSHAN WANG Date Mar 24, 2021 No. GE 16024 REGISTERED STRUCTURAL ENGINEER

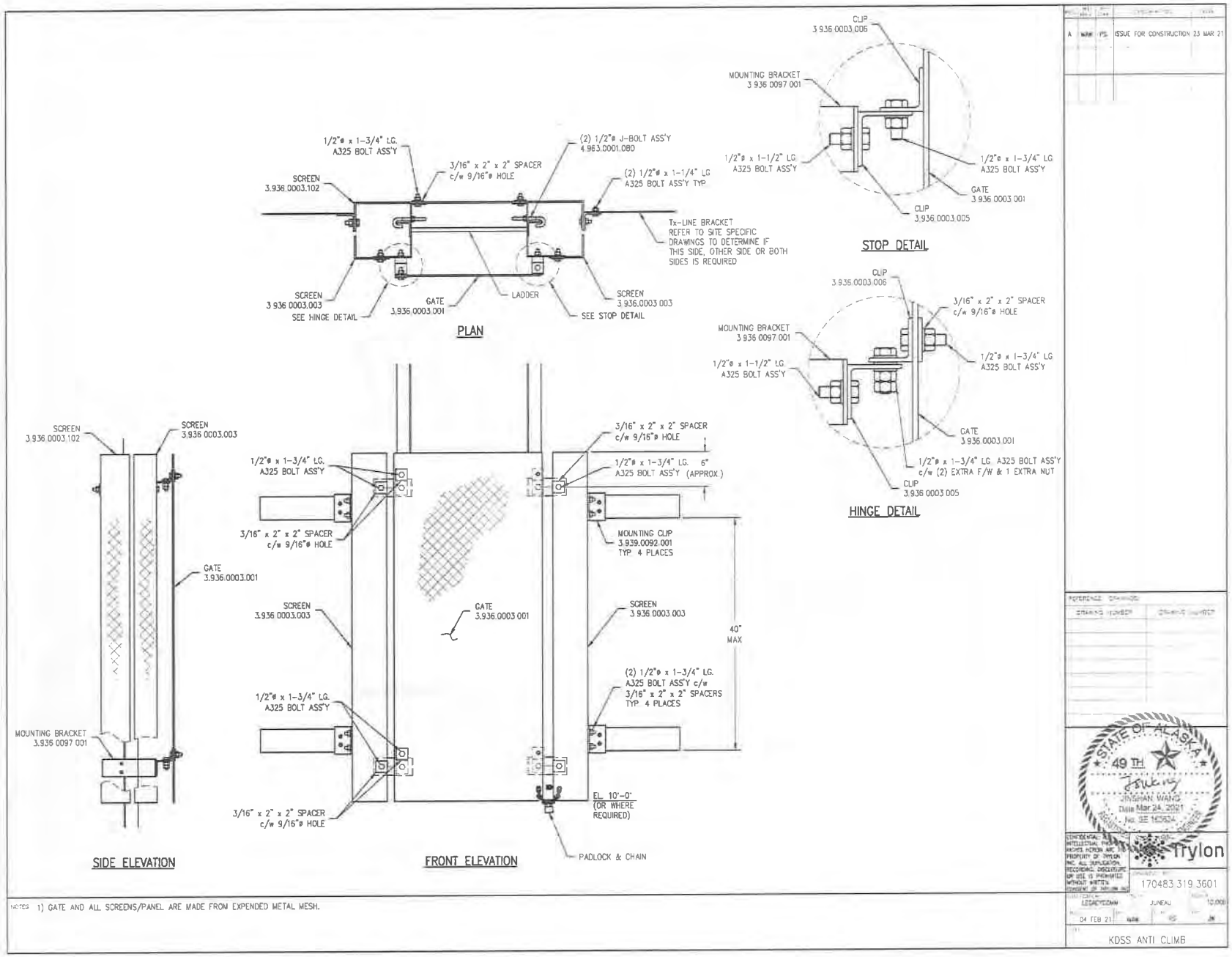
Trylon

DRAWING NO: 170483.319.3004

CUSTOMER:	SITE:	QTY:
LEGACYCOMM	JUNEAU	1.000

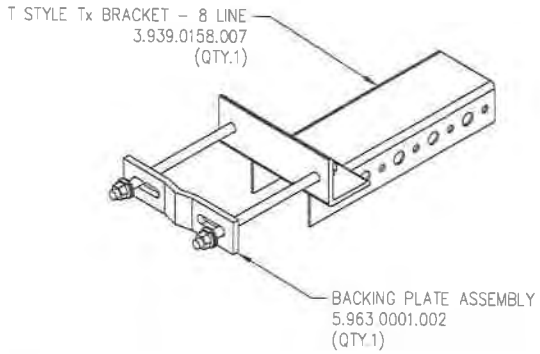
DATE:	BY:	CHK:	APP:
02 FEB 21	MAW	PS	JW

TITLE: MED ADJ PARALLEL CLAMP ASSY

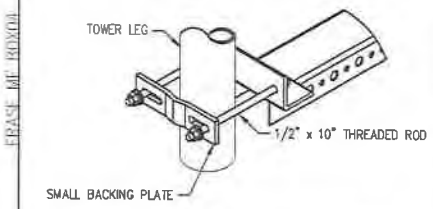

CLIP
3.936.0003.006
MOUNTING BRACKET
3.936.0097.001
1/2"ø x 1-1/2" LG
A325 BOLT ASS'Y
1/2"ø x 1-3/4" LG
A325 BOLT ASS'Y
GATE
3.936.0003.001
CLIP
3.936.0003.005
STOP DETAIL
1/2"ø x 1-3/4" LG.
A325 BOLT ASS'Y
3/16" x 2" x 2" SPACER
c/w 9/16"ø HOLE
(2) 1/2"ø J-BOLT ASS'Y
4.963.0001.080
SCREEN
3.936.0003.102
(2) 1/2"ø x 1-1/4" LG
A325 BOLT ASS'Y TYP.
Tx-LINE BRACKET
REFER TO SITE SPECIFIC
DRAWINGS TO DETERMINE IF
THIS SIDE, OTHER SIDE OR BOTH
SIDES IS REQUIRED
SCREEN
3.936.0003.003
SEE HINGE DETAIL
GATE
3.936.0003.001
LADDER
SCREEN
3.936.0003.003
SEE STOP DETAIL
PLAN
CLIP
3.936.0003.006
3/16" x 2" x 2" SPACER
c/w 9/16"ø HOLE
MOUNTING BRACKET
3.936.0097.001
1/2"ø x 1-1/2" LG
A325 BOLT ASS'Y
1/2"ø x 1-3/4" LG
A325 BOLT ASS'Y
GATE
3.936.0003.001
1/2"ø x 1-3/4" LG. A325 BOLT ASS'Y
c/w (2) EXTRA F/W & 1 EXTRA NUT
CLIP
3.936.0003.005
HINGE DETAIL
SCREEN
3.936.0003.102
SCREEN
3.936.0003.003
GATE
3.936.0003.001
MOUNTING BRACKET
3.936.0097.001
SIDE ELEVATION
1/2"ø x 1-3/4" LG.
A325 BOLT ASS'Y
3/16" x 2" x 2" SPACER
c/w 9/16"ø HOLE
3/16" x 2" x 2" SPACER
c/w 9/16"ø HOLE
1/2"ø x 1-3/4" LG. 6"
A325 BOLT ASS'Y (APPROX.)
MOUNTING CLIP
3.939.0092.001
TYP. 4 PLACES
GATE
3.936.0003.001
SCREEN
3.936.0003.003
SCREEN
3.936.0003.003
40"
MAX
1/2"ø x 1-3/4" LG.
A325 BOLT ASS'Y
(2) 1/2"ø x 1-3/4" LG.
A325 BOLT ASS'Y c/w
3/16" x 2" x 2" SPACERS
TYP. 4 PLACES
3/16" x 2" x 2" SPACER
c/w 9/16"ø HOLE
EL. 10'-0"
(OR WHERE
REQUIRED)
PADLOCK & CHAIN
FRONT ELEVATION
A ISSUE FOR CONSTRUCTION 23 MAR 21
STATE OF ALASKA
49 TH
JINGHAN WANG
Date Mar 24, 2021
Trylon
170483.319.3601
LEGACY/JUNEAU
JUNEAU
04 FEB 21
KDSS ANTI CLIMB
NOTES 1) GATE AND ALL SCREENS/PANEL ARE MADE FROM EXPENDED METAL MESH.

SMALL T STYLE Tx BRACKET

KIT NUMBER 5.939.0030.022



BACKING PLATE ASSEMBLY



ERASE ME BOYD

SMALL BACKING PLATE 'B' ASSEMBLY (5.963.0001.002)

(1)	3.963.0182.001	SMALL BACKING PLATE
(2)	4.963.0019.210	1/2" x 10" THREADED ROD

REV	BY: REV.	BY: CHK	DESCRIPTION	DATE
A	MAW	PS	ISSUE FOR CONSTRUCTION	23 MAR 21

REFERENCE DRAWINGS:

DRAWING NUMBER	DRAWING NUMBER

STATE OF ALASKA
49 TH
JINSHAN WANG
Date Mar 24, 2021
No. SE 163624
REGISTERED STRUCTURAL ENGINEER

Trylon

DRAWING NO.: 170483.319.3901

CUSTOMER:	SITE:	REV:
LEGACYCOMM	JUNEAU	1.000

DATE:	BY:	CHK:	APP:
02 FEB 21	MAW	PS	JW

TITLE: T-STYLE Tx BRACKET

GENERAL ASSEMBLY NOTES:

1) ALL TOWER BRACING AND LEG SPLICE BOLTS SHALL BE A325 (UNLESS NOTED OTHERWISE).
2) ALL A325 BOLT ASSEMBLIES SHALL BE IN FULL BEARING.
3) WHERE EXTRA FLAT WASHERS ARE USED TO ACHIEVE FULL BEARING, ON BRACING MEMBERS, THE FLAT WASHERS SHALL BE INSTALLED UNDER THE NUT.
4) BOLT ASSEMBLIES SHALL BE INSTALLED WITH NUTS AND WASHERS TO THE "OUTSIDE" OF THE TOWER.
5) TOWER MEMBERS ARE IDENTICAL ON ALL (3) FACES (UNLESS NOTED OTHERWISE).
6) TOWER SECTION SHOULD BE ASSEMBLED ON A LEVEL SURFACE i.e., LEVELED TIMBERS OR EQUAL.
7) ALL SPACERS ARE 2" x 2" x THICKNESS NOTED.
8) WHERE SUFFIX (') FOLLOWS BOLT DESCRIPTION AN ADDITIONAL FLAT WASHER IS REQUIRED.
9) WHERE SUFFIX (') FOLLOWS SPACER DESCRIPTION THE HOLE SIZE IS 9/16"ø.
10) WHERE SUFFIX ('') FOLLOWS SPACER DESCRIPTION THE HOLE SIZE IS 13/16"ø.
11) PART NUMBER SHOWN IN (BRACKETS) TO BE INSTALLED ON "INSIDE" OF THE TOWER.
12) TYPICAL END DISTANCES: 1/2" BOLT = 1" U/N
    5/8" BOLT = 1-1/8" U/N
    3/4" BOLT = 1-5/16" U/N
13) TYPICAL BOLT PITCH DISTANCES: 1/2" BOLT = 1-1/2" U/N
    5/8" BOLT = 1-7/8" U/N
    3/4" BOLT = 2-1/4" U/N
14) GAUGE DISTANCE EQUALS CENTRE OF ANGL U/N (EXAMPLE: 3" ANGLE, GAUGE EQUALS 1-1/2")
15) ALL MATERIALS GRADES TO CSA G40.21 U/N: ANGLE (LEGS): 50W
    ANGLE (BRACING): 44W
    PIPE: A500 Gr C
    PLATE: 44W

TURN-OF-NUT TIGHTENING

1. AFTER ALIGNING THE HOLES IN A JOINT, SUFFICIENT BOLTS SHALL BE PLACED AND BROUGHT TO A SNUG-TIGHT CONDITION TO ENSURE THAT THE PARTS OF THE JOINT ARE BROUGHT INTO FULL CONTACT WITH EACH OTHER. "SNUG-TIGHT" IS THE TIGHTNESS ATTAINED BY A FEW IMPACTS OF AN IMPACT WRENCH OR THE FULL EFFORT OF A PERSON USING A SPUD WRENCH.
2. FOLLOWING THE INITIAL SNUGGING OPERATION, BOLTS SHALL BE PLACED IN ANY REMAINING OPEN HOLES AND BROUGHT TO SNUG-TIGHTNESS. RE-SNUGGING MAY BE NECESSARY IN LARGE JOINTS.
3. WHEN ALL BOLTS ARE SNUG-TIGHT, EACH BOLT IN THE JOINT SHALL THEN BE TIGHTENED ADDITIONALLY BY THE APPLICABLE AMOUNT OF RELATIVE ROTATION GIVEN IN THE CHART BELOW, WITH TIGHTENING PROGRESSING SYSTEMATICALLY FROM THE MOST RIGID PART OF THE JOINT TO IT'S FREE EDGES. DURING THIS OPERATION THERE SHALL BE NO ROTATION OF THE PART NOT TURNED BY THE WRENCH, UNLESS THE BOLT AND NUT ARE MATCH-MARKED TO ENABLE THE AMOUNT OF RELATIVE ROTATION TO BE DETERMINED.
4. ANY BOLT THAT IS LOOSENED AFTER INITIAL TENSION NEEDS TO BE REPLACED.

A325 BOLT TIGHTENING CHART

BOLT DIAMETER (INCH)	BOLT LENGTH (INCH)	TURNS BEYOND SNUG TIGHT	BOLT DIAMETER (INCH)	BOLT LENGTH (INCH)	TURNS BEYOND SNUG TIGHT	BOLT DIAMETER (INCH)	BOLT LENGTH (INCH)	TURNS BEYOND SNUG TIGHT
1/2	UP TO 2 INCH	1/3	1/2	OVER 2 UP TO 4 INCH	1/2	1/2	OVER 4 INCH	2/3
5/8	UP TO 2.5 INCH	1/3	5/8	OVER 2.5 UP TO 5 INCH	1/2	5/8	OVER 5 INCH	2/3
3/4	UP TO 3 INCH	1/3	3/4	OVER 3 UP TO 6 INCH	1/2	3/4	OVER 6 INCH	2/3
7/8	UP TO 3.5 INCH	1/3	7/8	OVER 3.5 UP TO 7 INCH	1/2	7/8	OVER 7 INCH	2/3
1	UP TO 4 INCH	1/3	1	OVER 4 UP TO 8 INCH	1/2	1	OVER 8 INCH	2/3
1 1/8	UP TO 4.5 INCH	1/3	1 1/8	OVER 4.5 UP TO 9 INCH	1/2	1 1/8	OVER 9 INCH	2/3
1 1/4	UP TO 5 INCH	1/3	1 1/4	OVER 5 UP TO 10 INCH	1/2	1 1/4	OVER 10 INCH	2/3
1 1/2	UP TO 6 INCH	1/3	1 1/2	OVER 6 UP TO 12 INCH	1/2	1 1/2	OVER 12 INCH	2/3

NOTE: TOLERANCE ON ROTATION = 30° OVER OR UNDER.
NOTE: BOLT LENGTH IS MEASURED FROM THE UNDERSIDE OF THE HEAD TO THE EXTREME END OF POINT.

A	MAW	PS	ISSUE FOR CONSTRUCTION 23 MAR 21

Trylon

170483.319.7201

LEGACYCOMM JUNEAU 1:000

02 FEB 21 MAW PS JW

GENERAL TOWER ASSEMBLY NOTES

BILL OF MATERIAL REPORT

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description		Ext Qty	UM	Ext Weight	UM	L	P
1	**9.906.1**		**BELOW GRADE FOUNDATION MATERIAL**							
	4.906.0017.001		KDSS STD FND KIT - (12) 1" TIE RODS		1	EA				
			(1 KIT PER TOWER)							
	3.906.0509.001	B	FOUNDATION PLATE (1" TIE ROD)		3	EA	21.60	LB		
	4.906.9000.106		1" X 60" HIGH TENS TIE ROD ASS'Y		12	EA	184.80	LB		
	3.906.9000.106	F	1" x60" HIGH TENS TIE ROD FULL THD HDG	M	12	EA	150.00	LB		
	1202184		1" A563 DH HEX NUT - HDG	M	60	EA	32.40	LB		
	1202215		1" F-436 FLAT WASHER - HDG	M	24	EA	2.16	LB		

Page Sub Total Weight (not 5.)	390.96
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	390.96

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
1	9.909.1		**FOUNDATION TEMPLATE MATERIAL**					—	—
	3.909.0162.001	A	TEMPLATE (1" TIE ROD)	3	EA	20.70	LB	—	—
	3.170483.9000.001	A	TEMPLATE ANGLE	3	EA	30.60	LB	—	—
	1201132		1/2" X 1-1/2"HEX HEAD BOLT GR.5-HDG RACK	12	EA	1.48	LB	—	—
	1201120		1/2" HEX NUT GR. 5 - HDG RACK	12	EA	0.43	LB	—	—
	1201121		1/2" LOCK WASHER GR. 5 - HDG RACK	12	EA	0.12	LB	—	—

Page Sub Total Weight (not 5.)	53.33
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	53.33

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
1	9.912.1		**BELOW GRADE GROUNDING MATERIAL**					—	—
	3.912.0006.002	A	5/8" X 10' GROUND ROD	3	EA	31.50	LB	—	—
	1301201		2/0 TINNED S.C.WIRE	20	M	27.00	LB	—	—
	1303030		GAR 6426 BURNDY	3	EA	1.85	LB	—	—

Page Sub Total Weight (not 5.)	60.35
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	60.35

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
2	9.915.1		**MAST MATERIAL**					—	—
	3.319.0183.001	A	STUB LEG (STRAIGHT V4"X4"X3/8")	3	EA	298.80	LB	—	—
			Page Sub Total Weight (not 5.)			298.80			
			Page Sub Total Weight (5.)			0.00			
			Page Sub Total Weight			298.80			

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
2	**9.915.2**		**MAST MATERIAL**					—	—
	4.319.0083.001		SA19.10404.02.01.01.0	1	EA			—	—
	3.319.0123.001	A	REGULAR LEG - V 4"x4"x3/8" (STR)	3	EA	570.60	LB	—	—
	3.319.0059.006	A	STRAIGHT 4' SECTION DIAGONAL	24	EA	352.80	LB	—	—
	3.319.0060.003	A	STRAIGHT 4' SECTION HORIZONTAL	3	EA	28.50	LB	—	—
	1202043		5/8" X 2" A325 BOLT ASS'Y - HDG PAILS	62	EA	25.61	LB	—	—
	3.963.0700.106	A	3/8" THK 1 HOLE SPACER (11/16" DIA)	13	EA	1.69	LB	—	—
	1202212		5/8" F-436 FLAT WASHER - HDG RACK	76	EA	2.96	LB	—	—
	1202044		5/8" X 2-1/4" A325 BOLT ASS'Y-HDG PAILS	13	EA	5.68	LB	—	—

Page Sub Total Weight (not 5.)	987.84
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	987.84

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
2	9.915.3		**MAST MATERIAL**					—	—
	4.319.0083.001		SA19.10404.02.01.01.0	1	EA			—	—
	3.319.0123.001	A	REGULAR LEG - V 4"x4"x3/8" (STR)	3	EA	570.60	LB	—	—
	3.319.0059.006	A	STRAIGHT 4' SECTION DIAGONAL	24	EA	352.80	LB	—	—
	3.319.0060.003	A	STRAIGHT 4' SECTION HORIZONTAL	3	EA	28.50	LB	—	—
	1202043		5/8" X 2" A325 BOLT ASS'Y - HDG PAILS	62	EA	25.61	LB	—	—
	3.963.0700.106	A	3/8" THK 1 HOLE SPACER (11/16" DIA)	13	EA	1.69	LB	—	—
	1202212		5/8" F-436 FLAT WASHER - HDG RACK	76	EA	2.96	LB	—	—
	1202044		5/8" X 2-1/4" A325 BOLT ASS'Y-HDG PAILS	13	EA	5.68	LB	—	—

Page Sub Total Weight (not 5.)	987.84
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	987.84

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
2	9.915.4		**MAST MATERIAL**						
	3.319.0132.001	A	REGULAR LEG - V 4"x4"x3/8" (STR)	3	EA	140.40	LB		
	3.319.0060.003	A	STRAIGHT 4' SECTION HORIZONTAL	3	EA	28.50	LB		
	3.319.0059.006	A	STRAIGHT 4' SECTION DIAGONAL	6	EA	88.20	LB		
	1202043		5/8" X 2" A325 BOLT ASS'Y - HDG PAILS	18	EA	7.43	LB		
	1202044		5/8" X 2-1/4" A325 BOLT ASS'Y-HDG PAILS	3	EA	1.31	LB		
	1202212		5/8" F-436 FLAT WASHER - HDG RACK	21	EA	0.82	LB		
	3.963.0700.106	A	3/8" THK 1 HOLE SPACER (11/16" DIA)	3	EA	0.39	LB		

Page Sub Total Weight (not 5.)	267.05
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	267.05

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
2	**9.915.5**		**MAST MATERIAL**					—	—
	4.319.0083.001		SA19.10404.02.01.01.0 *(MODIFIED)*	1	EA			—	—
	3.319.0123.001	A	REGULAR LEG - V 4"x4"x3/8" (STR)	3	EA	570.60	LB	—	—
	3.319.0059.006	A	STRAIGHT 4' SECTION DIAGONAL	18	EA	264.60	LB	—	—
	3.319.0060.003	A	STRAIGHT 4' SECTION HORIZONTAL	6	EA	57.00	LB	—	—
	1202043		5/8" X 2" A325 BOLT ASS'Y - HDG PAILS	62	EA	25.61	LB	—	—
	3.963.0700.106	A	3/8" THK 1 HOLE SPACER (11/16" DIA)	13	EA	1.69	LB	—	—
	1202212		5/8" F-436 FLAT WASHER - HDG RACK	76	EA	2.96	LB	—	—
	1202044		5/8" X 2-1/4" A325 BOLT ASS'Y-HDG PAILS	13	EA	5.68	LB	—	—
	3.170483.9001.001	A	X-BRACE DIAGONAL	6	EA	85.20	LB	—	—

Page Sub Total Weight (not 5.)	1,013.34
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	1,013.34

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description		Ext Qty	UM	Ext Weight	UM	L	P
2	**9.918.1**		**LADDER MATERIAL**							
	4.918.0069.001		BASE LADDER KIT - KDSS EXTERNAL		1	EA				
	3.918.0318.003	A	CANTILEVER ANGLE (1" TIE RODS)		1	EA	9.60	LB		
	3.918.0318.103	A	CANTILEVER ANGLE (1" TIE RODS)		1	EA	9.60	LB		
	1202023		1/2" X 2" A325 BOLT ASS'Y - HDG RACK		4	EA	0.96	LB		
	4.918.0051.001		19' LADDER WITH (6) SMALL BACKING KITS		3	EA				
	3.918.0219.001	A	19' LADDER SECTION		3	EA	610.50	LB		
	4.918.0031.001		ANGLE LADDER KIT (SMALL)		18	EA				
	3.963.0182.001	-	SMALL BACKING PLATE *FORMED*	M	18	EA	28.80	LB		
	3.918.0225.001	A	LADDER BRACKET	M	18	EA	126.00	LB		
	4.963.0001.080	-	1/2" J-BOLT - HDG	M	36	EA				
	4.918.HDWR.001	A	LADDER HARDWARE KIT 1 *(2) 1201362 - 1/2" x 6" GR.5 BOLT FULL THREAD* *(2) 1201120 - 1/2" GR.5 HEX NUT* *(2) 1201121 - 1/2" GR.5 LOCK WASHER* *(2) 1202211 - 1/2" F-436 FLAT WASHER*	M	18	EA	16.20	LB		
	4.924.0007.001		ANGLE LADDER SPLICE KIT		3	EA				
	3.918.0322.001	A	LADDER SPLICE	M	12	EA	13.20	LB		
	4.918.HDWR.002	A	LADDER HARDWARE KIT 2 *(16) 1202021 - 1/2" x 1-1/2" A325 BOLT ASS'Y*	M	3	EA	2.70	LB		
	4.918.0036.001		4.75' LADDER WITH (2) SMALL BACKING KITS		1	EA				
	3.918.0229.002	A	4.75' LADDER SECTION		1	EA	53.60	LB		
	4.918.0031.001		ANGLE LADDER KIT (SMALL)		2	EA				
	3.963.0182.001	-	SMALL BACKING PLATE *FORMED*	M	2	EA	3.20	LB		
	3.918.0225.001	A	LADDER BRACKET	M	2	EA	14.00	LB		
	4.963.0001.080	-	1/2" J-BOLT - HDG	M	4	EA				
	4.918.HDWR.001	A	LADDER HARDWARE KIT 1 *(2) 1201362 - 1/2" x 6" GR.5 BOLT FULL THREAD* *(2) 1201120 - 1/2" GR.5 HEX NUT* *(2) 1201121 - 1/2" GR.5 LOCK WASHER* *(2) 1202211 - 1/2" F-436 FLAT WASHER*	M	2	EA	1.80	LB		
	4.924.0007.001		ANGLE LADDER SPLICE KIT		1	EA				
	3.918.0322.001	A	LADDER SPLICE	M	4	EA	4.40	LB		
	4.918.HDWR.002	A	LADDER HARDWARE KIT 2 *(16) 1202021 - 1/2" x 1-1/2" A325 BOLT ASS'Y*	M	1	EA	0.90	LB		

Page Sub Total Weight (not 5.)	895.46
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	895.46

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
2	9.924.1		**SPLICE MATERIAL**					—	—
	4.924.0006.010		KDSS ANGLE LEG SPLICE #10	4	EA			—	—
			V 4"x4"x3/8" TOP & BOTTOM						
	3.924.0200.001	A	OUTER SPLICE PLATE	24	EA	117.60	LB	—	—
	3.924.0200.002	A	INNER SPLICE PLATE	24	EA	84.00	LB	—	—
	1202044		5/8" X 2-1/4" A325 BOLT ASS'Y-HDG PAILS	152	EA	66.42	LB	—	—

Page Sub Total Weight (not 5.)	268.02
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	268.02

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
3	9.912.2		ABOVE GRADE GROUNDING MATERIAL					—	—
	1303110		GB 26 BURNDY	3	EA	0.66	LB	—	—

Page Sub Total Weight (not 5.)	0.66
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	0.66

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description		Ext Qty	UM	Ext Weight	UM	L	P
3	9.930.1		**CELL MOUNT MATERIAL**							
	3.927.0819.002	A	MOUNTING ANGLE		4	EA	180.00	LB		
	3.930.0876.001	A	BACKING PLATE		16	EA	182.40	LB		
	3.170483.9002.001	A	CELL BOOM		2	EA	186.20	LB		
	1210010	-	3/4" X 20" HIGHTENS TIEROD FULL THD HDG		16	EA	58.08	LB		
			WILLIAM B1S HIGH TENSILE TIE RODS *90 KSI YIELD MIN.* *105 KSI ULTIMATE MIN.* *FULL GALV.*							
	1202182		3/4" A563 DH HEX NUT - HDG kanban		32	EA	5.89	LB		
	1202213		3/4" F-436 FLAT WASHER - HDG kanban		32	EA	1.15	LB		
	3.960.0196.001	A	qSMALL CLIP ANGLE		6	EA	27.00	LB		
	3.960.0066.007	A	2.375" OD x 0.154" WALL x 7' PIPE		3	EA	80.49	LB		
	4.963.0001.205	-	1/2" U-BOLT ASSEMBLY (2-3/8") KANBAN		12	EA				
	1202057		5/8" X 5-1/2" A325 BOLT ASS'Y - HDG		20	EA	14.74	LB		
	5.930.0100.007		MD (3-1/2x52) 1' V-S/O; 4MBA		1	EA				
	3.930.0341.001	B	1' VERTICAL S/O (3-1/2" X 52")		1	EA	55.97	LB		
	5.963.0001.210	-	MEDIUM BACKING 'B' ASSEMBLY		4	EA				
	3.963.0209.001	A	MEDIUM BACKING CHANNEL	M	8	EA	22.40	LB		
			STAMP PART NUMBER							
	4.963.0019.213	-	1/2" X 13" GALV THREAD ROD ASS'Y	M	8	EA	7.20	LB		
	1202021	-	1/2" X 1-1/2" A325 BOLT ASSY-HDG PAILS	M	8	EA	1.70	LB		
			800 PER PAIL *ASSEMBLY:* *1 x 1202251* *1 x 1202211* *1 x 1202180*							
	5.960.0010.018		MEDIUM 18" ADJ. PARALLEL CLAMP ASS'Y		2	EA				
	3.963.0209.001	A	MEDIUM BACKING CHANNEL		8	EA	22.40	LB		
			STAMP PART NUMBER							
	4.963.0019.218	-	1/2" X 18" GALV THREAD ROD ASS'Y		4	EA	4.80	LB		
	1201120	-	1/2" HEX NUT GR. 5 - HDG RACK		8	EA	0.29	LB		
	1201121	-	1/2" LOCK WASHER GR. 5 - HDG RACK		8	EA	0.08	LB		
	1201122	-	1/2" FLAT WASHER GR. 5 - HDG RACK		8	EA	0.16	LB		
	3.960.0066.004	A	2.375" OD x 0.154" WALL x 4' PIPE		1	EA	15.33	LB		

Page Sub Total Weight (not 5.)	760.88
Page Sub Total Weight (5.)	114.99
Page Sub Total Weight	875.87

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description		Ext Qty	UM	Ext Weight	UM	L	P
3	9.930.2		**CELL MOUNT MATERIAL**							
	5.930.0100.007		MD (3-1/2x52) 1' V-S/O; 4MBA		4	EA				
	3.930.0341.001	B	1' VERTICAL S/O (3-1/2" X 52")		4	EA	223.88	LB		
	5.963.0001.210	-	MEDIUM BACKING 'B' ASSEMBLY		16	EA				
	3.963.0209.001	A	MEDIUM BACKING CHANNEL	M	32	EA	89.60	LB		
			STAMP PART NUMBER							
	4.963.0019.213	-	1/2" X 13" GALV THREAD ROD ASS'Y	M	32	EA	28.80	LB		
	1202021	-	1/2" X 1-1/2" A325 BOLT ASSY-HDG PAILS	M	32	EA	6.78	LB		
			800 PER PAIL							
			ASSEMBLY: *1 x 1202251* *1 x 1202211* *1 x 1202180*							
	5.960.0010.018		MEDIUM 18" ADJ. PARALLEL CLAMP ASS'Y		8	EA				
	3.963.0209.001	A	MEDIUM BACKING CHANNEL		32	EA	89.60	LB		
			STAMP PART NUMBER							
	4.963.0019.218	-	1/2" X 18" GALV THREAD ROD ASS'Y		16	EA	19.20	LB		
	1201120	-	1/2" HEX NUT GR. 5 - HDG RACK		32	EA	1.15	LB		
	1201121	-	1/2" LOCK WASHER GR. 5 - HDG RACK		32	EA	0.32	LB		
	1201122	-	1/2" FLAT WASHER GR. 5 - HDG RACK		32	EA	0.64	LB		
	3.960.0066.006	A	2.375" OD x 0.154" WALL x 6' PIPE		2	EA	46.00	LB		
	3.960.0066.004	A	2.375" OD x 0.154" WALL x 4' PIPE		2	EA	30.66	LB		

Page Sub Total Weight (not 5.)	76.66
Page Sub Total Weight (5.)	459.97
Page Sub Total Weight	536.63

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
3	9.936.1		**ANTI-CLIMBER MATERIAL**					—	—
	4.936.0023.001		INTERIOR APEX ANGLE LADDER ANTI-CLIMBER	1	EA			—	—
	3.936.0003.001	A	GATE	1	EA	21.00	LB	—	—
	3.936.0003.102	A	SCREEN	1	EA	42.00	LB	—	—
	3.936.0003.003	A	SCREEN	2	EA	16.80	LB	—	—
	3.939.0092.001	A	MOUNTING CLIP	4	EA	8.00	LB	—	—
	3.936.0003.005	A	CLIP	4	EA	2.12	LB	—	—
	3.936.0003.006	A	CLIP	4	EA	1.68	LB	—	—
	3.936.0097.001	A	MOUNTING BRACKET	4	EA	12.00	LB	—	—
	4.963.0001.080	-	1/2" J-BOLT - HDG	8	EA			—	—
	1202020		1/2" X 1-1/4" A325 BOLT ASS'Y - HDG	9	EA	1.79	LB	—	—
	1202021		1/2" X 1-1/2" A325 BOLT ASSY-HDG PAILS *800 PER PAIL* *ASSEMBLY:* *1 x 1202251* *1 x 1202211* *1 x 1202180*	5	EA	1.06	LB	—	—
	1202022		1/2" X 1-3/4" A325 BOLT ASS'Y-HDG PAILS	24	EA	5.40	LB	—	—
	1202180		1/2" A563 DH HEX NUT - HDG	3	EA	0.19	LB	—	—
	1202211		1/2" F-436 FLAT WASHER - HDG RACK	5	EA	0.10	LB	—	—
	3.963.0700.003	A	3/16" THK 1 HOLE SPACER (9/16" DIA)	20	EA	4.40	LB	—	—
	2203031		#3 KALH MASTER PADLOCK	1	EA	0.44	LB	—	—
	2203010		3/16" GR. 30 GALVANIZED CHAIN	2	FT	0.78	LB	—	—

Page Sub Total Weight (not 5.)	117.76
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	117.76

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description		Ext Qty	UM	Ext Weight	UM	L	P
3	**9.939.1**		**W/G MATERIAL**						—	—
	5.939.0030.022		SM T-STYLE TX BRKT; 8 LINE; SBPB		20	EA			—	—
	3.939.0158.007	A	SMALL T-STYLE BRACKET - 8 LINES		20	EA	164.00	LB	—	—
	5.963.0001.002	-	SMALL BACKING PLATE 'B' ASS'Y		20	EA			—	—
	3.963.0182.001	-	SMALL BACKING PLATE *FORMED*	M	20	EA	32.00	LB	—	—
	4.963.0019.210	-	1/2" X 10" GALV THREAD ROD ASS'Y *2 flat washers, 2 lock washers, 2 nuts*	M	40	EA	30.00	LB	—	—

Page Sub Total Weight (not 5.)	0.00
Page Sub Total Weight (5.)	226.00
Page Sub Total Weight	226.00

Job Number :170483-62ft Straight KDSS Angle-Leg

LotID	Part ID	Rev	Description	Ext Qty	UM	Ext Weight	UM	L	P
3	9.963.3		**MISC. MATERIALS - ABOVE GRADE**					—	—
	4.963.0031.001		NAME PLATE KIT	1	EA			—	—
	1209069		#6 X 3/8" U DRIVE SCREW STN.STL	4	EA			—	—
	2208001	A	NAME PLATE	1	EA	0.02	LB	—	—
			3.00 X 3.00 ALUMINUM .025 *BLACK INK, ONE SIDE*						
			JOB NO: 170483 *HEIGHT: 61.75'* *TYPE: KDSS* *STANDARD: TIA-222-H* *WIND: 60 mph* *ICE: 1 inch* *INSTALLED: 2021*						

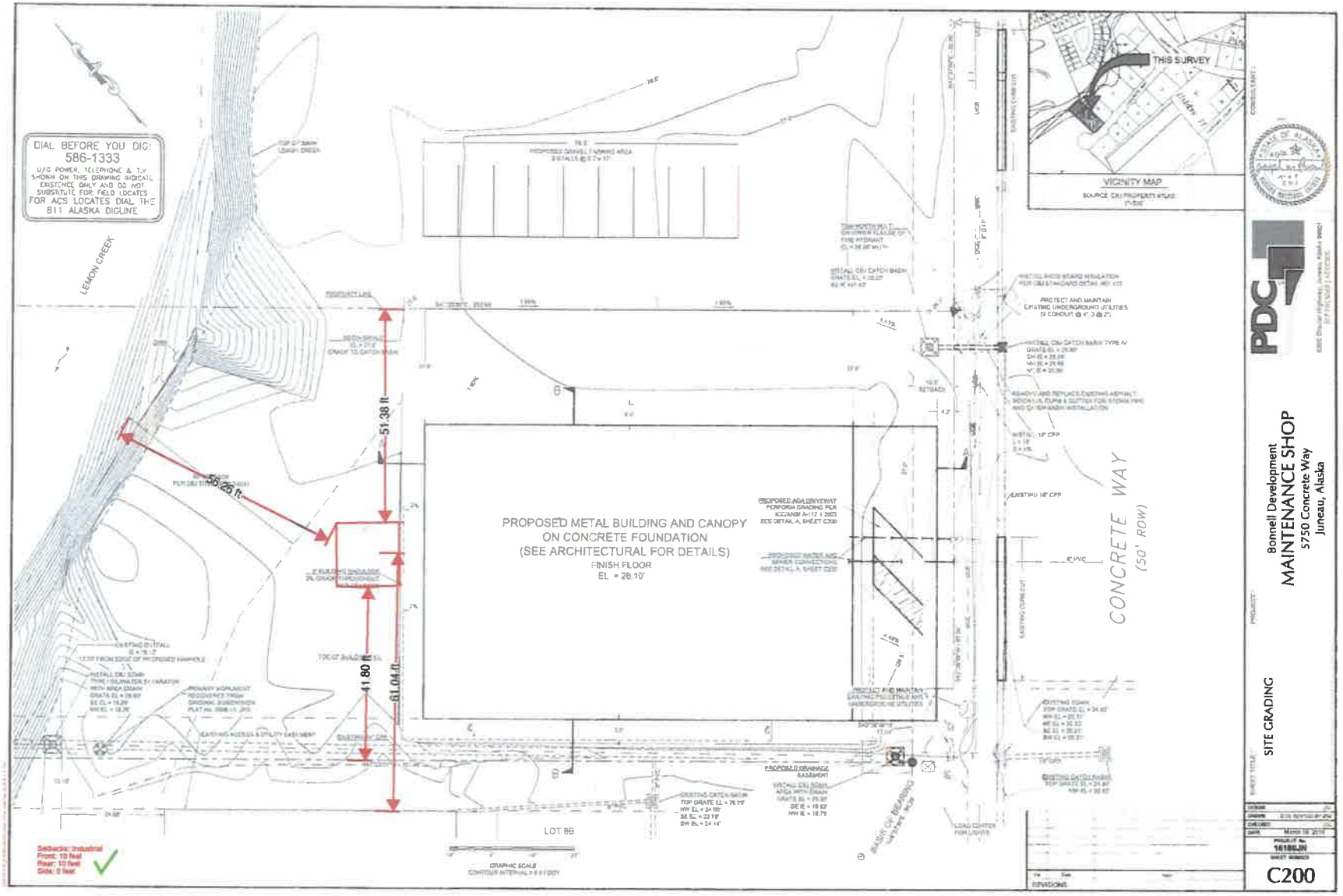
Page Sub Total Weight (not 5.)	0.02
Page Sub Total Weight (5.)	0.00
Page Sub Total Weight	0.02

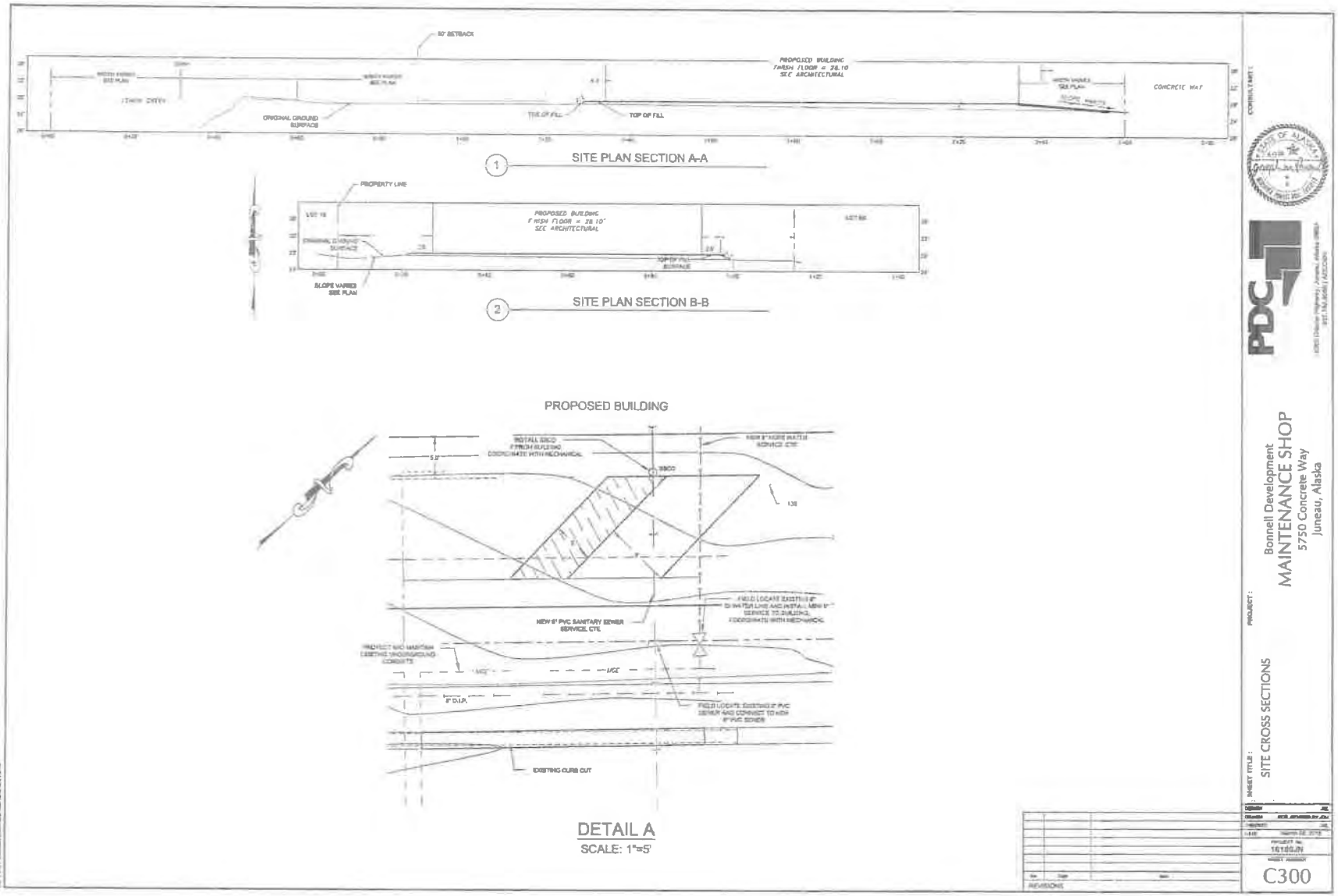
Job Number :170483-62ft Straight KDSS Angle-Leg

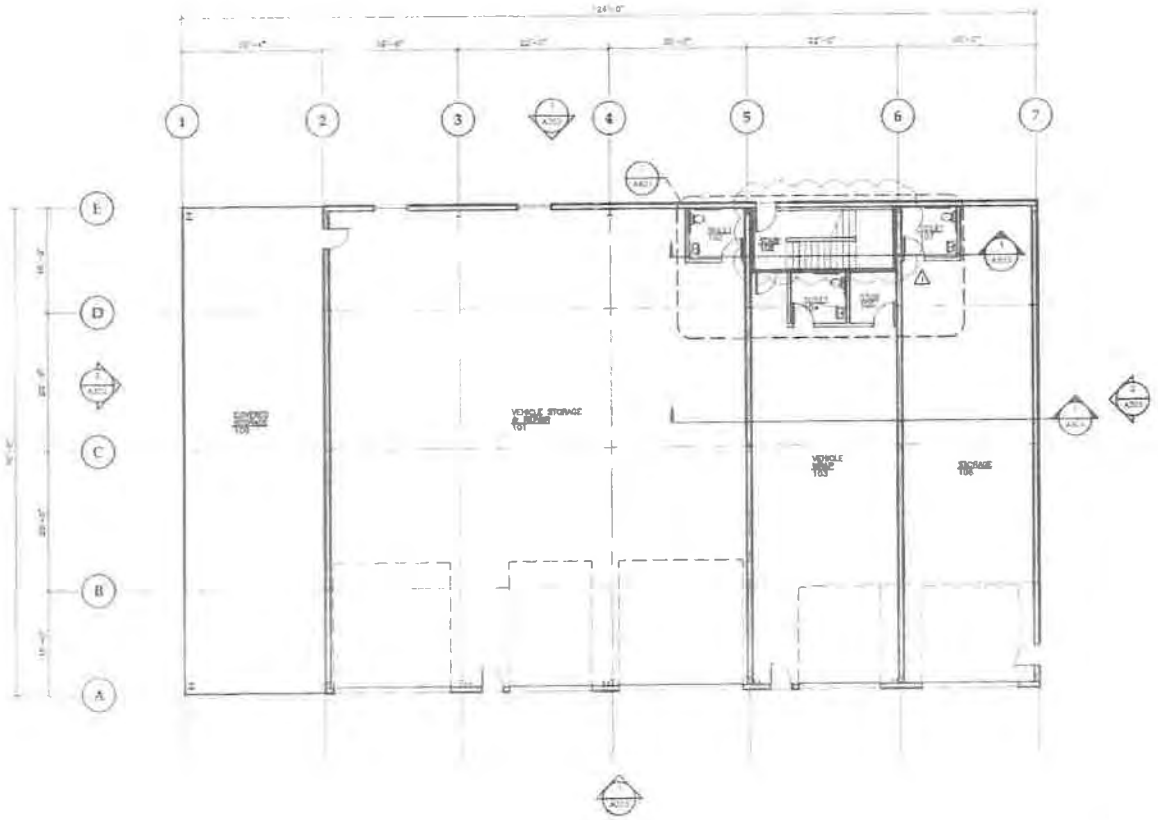
LotID	Part ID	Rev	Description		Ext Qty	UM	Ext Weight	UM	L	P
4	9.957.1		**SAFETY MATERIAL**							
	4.99.0300.000		100' 3/8" COUGAR CABLE KIT (NO SLIDER)		1	EA				
	1705118	-	100 FT 3/8" SAFETY CABLE ASS'Y KANBAN		1	EA	24.30	LB		
			C/W 3/8" THIMBLE & COMP. SLEEVE ONE END							
			MTR to be delivered with all Safety Cables.							
			Must meet the requirements as per CSA Standard Z259.2.5-12 Clause 4.5b, with a tensile strength of not less than 27 kN (6000 lbs.).							
	9.963.4	-	INSTALLATION DRAWINGS		1	EA				
	4.99.0203.000	-	STANDARD MOUNTING KIT		1	EA				
	1705050	-	1/2" BOLT TYPE ANCH SHACK HDG W/LOC PIN	M	1	EA	0.73	LB		
			******OTHER*******							
	1601092		3/8" H THIMBLE - HDG CROSBY	M	1	EA	0.22	LB		
	1705020	-	3/8" U-BOLT" CLIP - HDG - OTHER	M	3	EA	1.32	LB		
	1705040	-	1/2" X 12" J/J TURNBUCKLE - HDG OTHER	M	1	EA	2.31	LB		
	2.85.0007.001	A	TENSION SPRING	M	1	EA				
			MATERIAL TO BE 302 S.S.							
			MANUFACTURED SPRING TO BE RATED AT 130 LBS/IN							
	3.957.0071.001	A	SAFETY CABLE SUPPORT	M	2	EA	14.60	LB		
			PLEASE SEND MATERIAL CERTS. WITH THESE PARTS							
	3.85.0026.003	-	BACK PLATE FOR CABLE SUPPORT-HDG	M	4	EA	2.00	LB		
	1201136	-	1/2 X 2-1/2 HEX HEAD BOLT GR. 5 HDG RACK	M	6	EA	1.07	LB		
	1201120	-	1/2" HEX NUT GR. 5 - HDG RACK	M	8	EA	0.29	LB		
	1201121	-	1/2" LOCK WASHER GR. 5 - HDG RACK	M	8	EA	0.08	LB		
	3.957.0060.001	B	TOP BRACKET PLATE	M	1	EA	1.20	LB		
	1201350		1/2"X3"HX HD BOLT GR5FULL THRD HDG RACK	M	2	EA	0.41	LB		
	4.99.0204.000	-	STAND-OFF BRACKET ASSEMBLY		3	EA				
	3.85.0034.001	-	STAND-OFF BRACKET	M	3	EA	1.50	LB		
	3.85.0012.001	-	RAIL CLAMPING BAR	M	3	EA	0.75	LB		
			REFERENCE TRYLON DRAWING NO. 850012, REVISION B							
			MOQ 10,000 PC							
	1201300	-	3/8"X2"HX HD BLT GR5 FULL THRD HDG RACK	M	6	EA	0.42	LB		
	1201050	-	3/8" HEX NUT GR. 5 - HDG RACK	M	6	EA	0.12	LB		
	1201051	-	3/8" LOCK WASHER GR. 5 - HDG RACK	M	6	EA	0.03	LB		
	1702023		SAFETY CABLE METAL LABEL COUGAR		1	EA				
			REVISED SIZE:							
			Quote #: S15-3015							
			2.5 X 5. (REVISED 1702023 PLATE)							
			2 SIDES							
			.032 NATURAL ALUMINUM.							
			OLD SPEC							
			2.69 X 10.19							
			ALUMINUM .025							
			Die Cutting							
			Quote #: S13-1599							
	1404009		TY-RAP; 1/4" x 8" LG BLACK UV		2	EA	0.04	LB		
			STD PACKAGES OF 100							
			8" 50lb Tensile UV Resistant Black Nylon 6.6 Power Phase[REG] Locking Cable Tie							
	BOX-32106.5		32" X 10" X 6.5" CORRUGATED BOX		1	EA		LB		
			12"L X 8"W X 4"H							
			ASTM D5118, D3951							

WCF CHECKLIST
DESIGN
ITEMS NO. 11-13

11. Site plan showing Site size and dimensions, and all existing and proposed structures, buildings, fences (their height) and landscaping.
12. Proposed WCF type and design, lighting, height above grade, material, number of, color, any accessory structures, and number of collocations it can accommodate, if applicable.
13. Location of any dwelling(s) within distance of tower equal to the height of tower (if applicable).


DIAL BEFORE YOU DIG!
586-1333
U/G POWER, TELEPHONE & T.V. SHOWN ON THIS DRAWING INDICATE EXISTENCE ONLY AND DO NOT SUBSTITUTE FOR FIELD LOCATES. FOR ACS LOCATES DIAL THE 811 ALASKA DIGLINE
LEMON CREEK
PROPOSED METAL BUILDING AND CANOPY
ON CONCRETE FOUNDATION
(SEE ARCHITECTURAL FOR DETAILS)
FINISH FLOOR
EL = 26.10'
CONCRETE WAY
(50' ROW)
51.38 ft
56.26 ft
41.80 ft
61.04 ft
LOT 8B
THIS SURVEY
VICINITY MAP
Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way
Juneau, Alaska
SITE GRADING
C200


50' SETBACK
PROPOSED BUILDING
FINISH FLOOR = 28.10
SEE ARCHITECTURAL
CONCRETE WALL
ORIGINAL GROUND SURFACE
TOE OF FILL
TOP OF FILL
SITE PLAN SECTION A-A
PROPERTY LINE
PROPOSED BUILDING
FINISH FLOOR = 28.10'
SEE ARCHITECTURAL
SLOPE VARIES SEE PLAN
SITE PLAN SECTION B-B
PROPOSED BUILDING
INSTALL SSCO
NEW 6" PVC SANITARY SEWER SERVICE, CY6
EXISTING CURB CUT
DETAIL A
SCALE: 1"=5'
Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way
Juneau, Alaska
SITE CROSS SECTIONS
C300



1 FIRST FLOOR PLAN

RECEIVED
APR 20 2018
PERMIT CENTER/CDD

Jensen Yorba Lott Inc.
522 West 10th Street
Juneau, Alaska 99801
phone 907-586-1070
fax 907-586-3959
jensenyorbalott.com

Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way
Juneau, Alaska

FIRST FLOOR PLAN

DATE: February 20, 2018

A201

Concrete way com tower
Submittal Requirements

- 1
- 2
- 3
- 4
- 5. Festus LaChester IV 8350 River pl Juneau AK 99801 - LFMservicesllc@gmail.com -907-957-2375
- 6. Property & Facility owner -Central Council of Tlingit & Haida 9097 Glacier Hwy Juneau Ak 99801 Applicant - Central Council 0f Tlingit & Haida 320 W. Willoughby Juneau Ak 99801
- 7. Postal address - 5750 Concrete Way Juneau AK 99801
- 8. Zoning - I Industrial
- 9. Property size in sq ft 27,550 sq ft lot line dimensions - + diagram showing location of all lot lines
- 10. There are no houses / dwelling within a radius equal to the height of the proposed tower from its base.
- 11. Need location, Size and height of all structures on the property
- 12. Need Location ,size and hight of proposed and existing antennas and all appurtenant structures
- 13.Type, locations and dimensions of all proposed and existing landscaping and fencing.
- 14. The number, type and design of the WCFs proposed and the basis for the calculations of the capacity to accommodate multiple collocations;
- 15.
- 16.
- 17
- 18

Submittal requirement #1 - A new non-concealed freestanding tower requires a- Detailed explanation justifying why a co -location or concealed tower is not technically feasible or commercial impractical.-

Having the Emergency First Responder Communications tower anywhere besides next to the Emergency Operations Center would be a financial hardship on the Tribal council , connecting the tower to the secured transmitting equipment would be impossible if it was anywhere else , There will be not utilities connected with this tower so the coaxial cables will be bundled and go from the tower to the building at the 30' level that be said the tower will be 5' from the building to

accommodate the needs of the Emergency Operations center for all of the villages and small communities in Southeast Alaska.

Submittal requirement #2
A narrative explaining why the new non-concealed tower should be approved as proposed -

Having the Communication tower next to the Emergency Operations Center will serve the Tribal Councils needs best. Putting the tower in any other location would not be cost efficient for the Tribal Council and the communities that they serve.

Submittal requirement #3
A Narrative explaining compliance with CBJ 49.65.930.

A. Concealed and non-concealed Antenna
- Some Antennas mounts will be flush mounted. However, some will need to have stand-off brackets to isolate the antennas from the tower structure.
- The coaxial cables will be bundled and attached to one leg of the tower.

B. Security of WCFs. All WCFs shall be located, fenced or otherwise secured in a manner that prevents unauthorized access.
    - An anti-climb shield will be attached at the base of the tower.
    - The transmitting e equipment will be installed inside the Emergency Operations Center in a secured environment.

C. Signage.
- There will be no shelter or cabinets outside of the E.O.C. building. Such sign can be attached to the tower if required

D. Lighting
- Lighting, nor FAA notification is not required.

E. Design Criteria
- This Tower is 60 feet tall
- There will be no utilities connected with this tower. The coaxial cables will be bundled and go from the tower to the building at the 30' level. The Tower will be 5 feet from the building .
- The tower will be gray galvanized in an industrial area.
- The Tower is self-supporting. There will be no guy wires.

F. Setbacks.
-
- ~~The tower is not constructed of breakpoint design.~~
- There will be no appurtenant structures

G. WCFs shall not significantly affect natural areas or land designated as natural area park or scenic corridor/viewshed as identified in comprehensive plan of the city and borough of Juneau.

- NO

H. Master Plan

I. Visibility

- The tower will be located 5 feet next to the building housing the E.O.C. the tower will extend above the building by 25ft in an industrial area
- This is an industrial area and there is a cell tower across Concrete Way

J. Structural assessment

- We have provided the tower/foundation drawings that are certified by the engineers for the tower manufacturer.

Wireless communication Facility Application
For
T&H Com Tower on concrete way

1. Completed Building Permit Application - Not needed
2. Completed WCF Application - See Attachment #1 -
3. Completed Development Permit Application - see Attachment #2
4. Fees-
5. A statement certifying that radio frequency emissions from antenna array(s), both individually and cumulatively, will comply with FCC standards : Statement from Chris John - See Attachment #3
6. Site address and CBJ parcel identification number (tax ID) :
   A. Address 5750 concrete way
   B. Tax ID - 5B1201060171
7. Site size and dimension:- Size - 27,550 square feet See attached plan.
8. Site plans : see Attachment #4
9. Proposed WCF type and design , lighting, hight above ground, Material, number of , color, any accessory structures, and number of collations it can accommodate, if applicable.
   A. WFC- type: Emergency First Responder Communications VHF/UHF
   B. Lighting: - not needed
   C. Hight above grade: - 61.75 '
   D. Material: Galvanized steel and concrete foundation
   E. Number of: 1 tower
   F. Color: Gray
   G. Any accessory structures: no
   H. Number of collocations: none
10. Certification that proposal complies with applicable laws pertaining to service offered- See Attachment #5
11. The following documents from licenced Alaska Professional Engineer:- See Attachment #6
    a. Signed and stamped letter indicating the proposed WCF will be constructed, repaired, modified or restored in compliance with all current applicable technical, safety, and safety-related laws of the CBJ, State of Alaska, and Federal government.
    b. Signed and stamped letter indicating the proposed WCF is in compliance with industry practices of National Association of Tower Erectors
12. Letter indicating compliance with FAA regulations in 14 CFR Part 77 - See Attachment #7

13. Location of dwellings within distance of tower equal to the height of tower, disclosure of any agreements which limit and/or preclude the proposed WCF from being shared with new WCFs - NONE
14. Signed and stamped letter from a licensed Alaska Professional Engineer indicating the foundation and attachments meet EIA/TIA 222 G and local building code structure requirements for loads, including wind, snow and ice (this shall also address the total number of required accommodated collocations, when applicable) See Attachment #8
15. A narrative describing compliance with subsections under 49.65.930:

Concealed and non-concealed Antenna- Some of the antenna mounts will be flush mounted. However, some will need to have stand-off brackets to isolate the antennas from the tower structure. The coaxial cables will be bundled and will be attached to one leg of the tower.

Security - There will be a lock cage on the ladder, Video surveillance, and controlled access. Only authorized personnel access is allowed. The transmitting equipment will be installed inside the Emergency Operations Center in a secured environment.

Signage - There will be no signs on this WCF. There will be no equipment shelters or cabinets on site

Lighting- There will be no lighting on this WCF. There are no lighting requirements from the FAA.

Design criteria - This Tower is 60 Feet Tall. There will be no utilities connected with this tower. The coaxial cables will be bundled and go from the tower to building at the 30' levell. The tower will be 5 feet from the building. The tower will be gray galvanized steel in an industrial area. The tower is self supporting and has no guy wires.

Setbacks- This tower is over 60 ft away from any other buildings besides the EOC building. ~~This WCF is not constructed of breakpoint design.~~ There will be no appurtenant structures.

View shed - This WCF will have little to no impact on the scenery or any significant effects to the community as it is smaller than the other cell or WCF towers in the area. It will be significantly hidden from the road, because it is behind the EOC facility.

Affects to mapped - This WCF should not affect the maps at all.

Master plan - The WCF master plan has been thoroughly read and will be followed as a guide line for this WCF that is being used for the Tlingit And Haida emergency operations for Public safety. So that the surrounding rural villages can get emergency services when they need it.

Viability- The tower will be located 5 feet next to the building where E.O.C is housed. The tower will extend above the building by 25ft in an industrial area. This is an industrial area and there is a cell tower across the street on Concrete Way.

Structural assessment - There is a signed letter from engineers that inspected the tower after assembled and the owner EOC (Central council of Tlingit & Haida) and will maintain and submit assessment every 5 years by july 1st.

16. Visual Impact Study consisting of: See Attachment #9
    A. Zone of Visibility Map
    B. Analysis demonstrating how proposed WCF will be sited to be of least adverse impact on environment and its character while meeting applicant's network objectives
    C. Illustration showing before and after views of proposed WCF from roadways, parks, public lands, historic districts and any other location where the site is visible to many people
    D. Description of visual impact - This is an industrial area and there is a cell tower across from Concrete Way.
    E. Narrative or drawing describing how the base tower and accessory structures will be screened from view - The tower will be located 5 feet next to the building housing the E.O.C. The tower extends above the building by 25ft in an industrial area.

17. For lighted tower: No lighting proposed
18. Narrative indicating that design height is the minimum necessary for effective functioning of the provider's network- This tower is the minimum height it can be for the Attached antennas to receive the signals to communicate with the rural villages for emergencies.
19. Visual impact assessment according to 49.65.970(c)(2)(B) See Attachment #10
20. Ballon test according to 49.65.970 (c) (2)(D)- See attachment See Attachment #11
21. Propagation study - See Attachment #12

WCF CHECKLIST NARRATIVE ITEMS NO. 14-16

14. Narrative.
15. Description of how the design height is the minimum necessary for effective functioning of provider's network.
16. For lighted towers:
    - Description of type of light and how it complies with 49.65.930(d) (if required by FAA, the minimum intensity allowed by FAA).
    - How it will not project directly onto adjacent surrounding property (use of buffers, louvers, etc.).

I. INTRODUCTION

Central Council of the Tlingit & Haida Indian Tribes (Tlingit & Haida Indian Tribes), Public Safety Department is requesting a Special Use or Conditional Use Permit to install a new 61.75' high Trylon KDSS Radio Communication Tower (the Project).

The radio tower will be installed at 5750 Concrete Way at the Tlingit & Haida Indian Tribes, Tribal Emergency Operations Center in Juneau, Alaska.

The base for the tower has already received approval from the City and Borough of Juneau and this application is for the tower component.

II. PROJECT LOCATION

The Project is located in the Lemon Creek industrial area on the west side of Concrete Way. The parcel and surrounding neighborhood is zoned Industrial. The character of the area is flat terrain within a largely developed area of metal buildings, industrial use, storage, and some commercial/retail. The area has typical aesthetics and characteristics of a working industrial neighborhood with noise, dust, and associated visual impacts. Limited pockets of native vegetation including trees are located along Lemon Creek and undeveloped parcels where native vegetation has reestablishing itself. The Project site is a large flat gravel lot with a large metal building. The tower would be located on the west side of the structure with only the upper portion of the tower seen above the roof line. Native trees (up to 75 feet tall) are located to the west of the property and along both streambanks of Lemon Creek. Three other permitted towers (by others) are found in the vicinity and within the Industrial zoned neighborhood.

III. PROJECT SITE SELECTION

The site was selected due to the existing location of the Tlingit & Haida Indian Tribes, Tribal Emergency Operations Center at 5750 Concrete Way. The surrounding flat open terrain supports the operation of low wattage radio communication.

IV. PROJECT DESCRIPTION

This Southeast Alaska regional project was originally funded by the Centers for Disease Control and Prevention (CDC) to respond to the communication needs as a result of COVID-19 and establishing effective communication between Southeast Alaskan Tribal communities. The project has been expanded to develop and improve emergency communications between Tribal villages and the Tribal associations and emergency/first response providers. To meet this need, a new radio communication system will connect remote communities through the monitoring of established frequencies and creating new communication links to allow real time communications with the Village Public Safety Officer Program (VPSO) and Tribal communities. The system uses low wattage mobile radio communication system of 60 watts or less and would be monitored by the US Coast Guard (USCG) 24/7 through their command center. The project has been identified as a high priority by USCG, VPSO, and Tribal communities. This radio communication system is expected to link 25 communities in Southeast Alaska and provide a critical needed communication link to improve health, safety and welfare for these communities.

Tlingit & Haida Indian Tribes proposed to construct a new 61.75' high Trylon KDSS radio communication tower on the west side of their existing metal building. The tower would provide the structure needed for the low wattage radio antennas.

V. INFRASTRUCTURE CONSIDERATIONS

Water and Wastewater

The proposed Project does not require a water connection or Borough service. The requested use will not generate a need for wastewater disposal.

Roadway and Access

The facility access is off of Concrete Way and through the site managed by Tlingit & Haida Indian Tribes. No additional traffic impacts would result once construction is completed.

Fire and Police

Fire and Police will not be negatively impacted, rather service improved for the twenty-five communities served by the communications link.

Other Utilities

Power and telephone service are existing on the property.

VI. HISTORICAL and CURRENT STATUS

The Project location houses the Tribal Emergency Operations Center at 5750 Concrete Way in the existing metal building owned and managed by Tlingit & Haida Indian Tribes. Prior to construction of the building, the site was undeveloped. The site is zoned Industrial and historically surrounded by the community's core industrial area with high impact industrial operations occurring in the vicinity of the Project.

VII. ENVIRONMENTAL CONSIDERATIONS

General Description

The facilities will not create unusual noise, traffic or other conditions or situations that may be objectionable, detrimental, or incompatible with the other permitted uses already found in the vicinity.

Flora and Fauna

The vegetation on the property consists entirely of native vegetation consistent within a recently developed site that has been cleared, regraded, and left to allow natural succession of plant communities. A majority of the native vegetation has already been removed as part of previous development of the site. The new tower would not remove additional vegetation other that native herbaceous material adjacent to the building for construction of the base and tower.

Native vegetation is found along the adjacent Lemon Creek to the west. Lemon Creek is an anadromous waterbody and is protected by the City and Borough of Juneau (CBJ). The CBJ streamside setbacks prohibit development within 50 feet of the banks of anadromous streams [CBJ 49.70. 310(a)(4)] and prohibit disturbance within 25 feet. The Project is located outside these stream setbacks and would not

impact vegetation within the protected areas. The CBJ Wetlands Atlas does not indicate the presence of wetlands within the uplands area or at the Project location.

Mammals that may be found include small rodents, members of the weasel family, porcupine, and bear passing through the site. Birds may include song birds, eagles, crows and ravens, gulls, and other native birds. The US Fish and Wildlife Service's Alaska Bald Eagle Nest Sites GIS map indicates no catalogued eagle nests in the immediate area of the Project.

The radio tower will not result in impacts related to erosion, increased run-off, or result in point source pollution to the surrounding landscape. There will be no additional environmental impacts as the site is already cleared and disturbed from its natural state.

Visual

Based on the visual simulations and balloon study, there will not be any significant visual impact to the site or neighborhood due to the existing surrounding industrial development and its existing visual impacts. The lower portion of the tower (35 feet) will be obscured by the existing metal building immediately adjacent to the tower. The remaining structure that is visible will be constructed of a light weight metal structure lacking bulk and mass within the landscape making it less obvious. The cool gray colored galvanized finish will reduce visual impacts and eliminate the opportunity for 'glint' and 'glare' from reflected sunlight on shiny surfaces. Additionally, there are numerous existing vertical structures in the immediate area including permitted cell towers, construction cranes, and other industrial development typical of the neighborhood. As a viewer moves further from the radio tower, its light weight structure and cool gray color will diminish the visual impacts upon the landscape. There is no light on the tower and at night there would be no visual impacts.

To the west and on the other side of Lemon Creek is a high-density residential neighborhood. Zoned D-15, this neighborhood would have some visual impacts from the Project. The existing vegetation along Lemon Creek and within the stream setbacks includes taller cottonwoods, alders and spruce (75 feet and less) and will provide some visual buffer of the tower from the adjacent residential neighborhood. This neighborhood is currently experiencing some visual impacts from the adjacent industrial development to the east of Lemon Creek and the visual impacts from the radio tower would not be inconsistent with the existing conditions.

Air Quality/Noise

The facility will have no long-term impacts on the air quality and ambient noise levels in the area beyond construction.

VIII. PLANNING AND LAND USE CONSIDERATIONS

Surrounding Land Uses

The site and area surrounding this parcel is zoned Industrial (I). To the west and across Lemon Creek is a D-15 neighborhood, to the north and across Glacier Highway the land is zoned General Commercial (GC). The site is within a larger expanse of industrial neighborhood. Much of the land is already developed.

Access to the site is via Concrete Way off of Glacier Highway. There will be no increase in traffic as the facility is unmanned. Development is consistent with the Industrial Land Use.

The Project is not located within the required CBJ property line setbacks for Industrial zoned land. The CBJ 49.25.400 - Minimum dimensional standards for the site is ten-feet from the property line for the front, rear, and street side, and zero feet for the side yard.

There are no parks, trails or other designated special use or sensitive landscapes or ecosystems identified in the immediate vicinity of the project that would be impacted by this Project.

All of the improvements are designed and constructed in accordance with the Telecommunications Act of 1996 (47 U.S.C. 332(C)), as amended, and the Federal Communication Commission's guidelines. The subject antenna and related equipment have been designed to comply with, and do comply with, all FCC guidelines.

IX. JUSTIFICATION FOR THE REQUEST

This Project will allow for the much-needed emergency communications between twenty-five Southeast Alaskan communities and emergency/first response providers. The radio communication link allows critical real time communications with the Village Public Safety Officer Program and Tribal communities to respond to emergencies through monitoring by the USCG, 24/7. The Project has been identified as a high priority by USCG, VPSO, and Tribal communities. This Project meets a much-needed priority to respond to health, safety and welfare issues in the region. The new radio tower facilitates the communication between the communities through the use of dependable and simple low wattage mobile radio links.

The proposed development will have no significant negative impact on the area. The facility is:

- Compatible with the existing uses in areas on and around the site;
- Does not have substantial negative impacts on scenic or open space resources within the area; and,
- Will not increase impacts to the landscape, ecosystems and natural environment. The facility has no significant adverse effects on recreational, historic or economic resources and will not create any greater impacts than those already existing.

X. CONCLUSION

Communication towers have become a common sight within our communities to meet the growing demand and where carriers strive to provide a consistent high-quality level of service. These typically are located within neighborhoods where existing impacts are currently occurring or the impacts are not significant including within areas zoned for industrial use. This Project provides a much-needed communication link currently not available using a tower structure consistent with others already permitted within the City and Borough.

To summarize, this proposed Project:

- Is not detrimental to persons or property, rather improves regional public safety;
- Is consistent with those found in lands zoned Industrial;
- Does not cause substantial environmental consequences;
- Is consistent with existing conditions already found within the immediate vicinity;
- Use is consistent with the intent of the telecommunications facilities code;

- The location of this facility is necessary to achieve its management due to existing Operations Center on site and to provide conditions to support a communication link regionally; and,
- The height of the antennas is the minimum necessary for the effective communication link to achieve the necessary coverage.

WCF CHECKLIST
ADDITIONAL STUDIES
ITEMS NO. 17-19

17. Visual Impact Study.
18. Balloon Test.
19. Propagation Study.

Untitled Map

Write a description for your map.

Legend

T&H safety operations center


Untitled Map
Write a description for your map.
Legend
T&H safety operations center
T&H safety operations center
Google Earth
Image © 2022 Maxar Technologies
N
100 ft

Preset Maps and Applications


BEFORE


AFTER


BEFORE


AFTER


BEFORE


AFTER

CENTRAL COUNCIL
Tlingit and Haida Indian Tribes of Alaska
Public Safety Department • Tribal Emergency Operations Center
P.O. Box 25500 • Juneau, Alaska 99802 • 907.463.7730

To: Jill Maclean, Director of Community Development
City & Borough of Juneau, Planning Department
230 S. Franklin Street • 4th floor Marine View Building • Juneau, AK 99801
(907) 586-0753 ext. 4118

From: Jason Wilson, Director of Public Safety
Central Council of Tlingit & Haida Indian Tribes of Alaska
PO Box 25500 • Juneau, AK 99802
(907) 723-7354

Re: Scheduled Balloon Test for WCF Permit.

Director Maclean,

Per CBJ ordinance 49.65.970(c)(2)(D), this letter serves as our notice to you that on Thursday, September 15th, at 4:00pm, 2022 we will be conducting a "Balloon Test" as referenced in same ordinance.

The balloon test will meet all requirements of CBJ ordinance 49.65.970(c)(2)(D) including being flown for at least 72 consecutive hours, with one 24-hour period occurring on Saturday.

Upon completion of the test, we will submit photos and a narrative describing the date, time and duration of the test.

Thank you.

Sincerely,

Jason Wilson, Director of Public Safety
Central Council of Tlingit & Haida Indian Tribes of Alaska
PO Box 25500, Juneau, AK 99802
Office: (907) 463-7731 • Mobile: (907) 723-7354
jwilson@ccthita-nsn.gov

Included for reference;
CBJ Ordinance: 49.65.970(c)(2)(D),
(D)Balloon test. In order to better inform the public in the case of a new freestanding WCF, the applicant shall, prior to the public hearing on the application, hold a "balloon test." The applicant shall arrange to fly, or raise upon a temporary mast, a brightly colored balloon at the maximum height of the proposed new tower. The balloon shall have a diameter between three and six feet and shall contain no more than 115 cubic feet of gas. The applicant shall inform the director, in writing, of the dates and times of the test at least two days in advance and shall abide by any federal law requirements. The balloon shall be flown for at least 72 consecutive hours, with one 24-hour period occurring on a Saturday or Sunday. The applicant shall submit photos of the test and a narrative describing the date, time and duration of the test.

Central Council of Tlingit & Haida Indian Tribes of Alaska
Department of Public Safety – Emergency Operations Center
(9097 Glacier Highway, Juneau, AK 99801 • (907) 463-7732)

Wireless Communications Facility (WCF) Visualization of Balloon Test

Test Duration: September 15, 2022 at 1600hr through September 19, 2022 at 0800hr.

Height: 62 feet
Location: 5750 Concrete Way, Juneau, AK 99801
GPS: 58°21'17", -134°30'07"
Owner: Central Council of Tlingit & Haida Indian Tribes of Alaska

Index:

0000. Satellite Imagery of Lemon Creek Area.
000. Satellite Imagery of Lemon Creek Area with Compass Points.
00. Topographic Map of Lemon Creek Area.
0. Aeronautical Chart of Lemon Creek Area.

1. Lemon Creek Area; WCF; Photo Locations Indicated.
2. Lemon Creek Area; WCF; Potential Sight Line Shading (minus manmade/Vegetative obstructions).

3. 5750 Concrete Way; WCF Project Location; Tower Foundation Visible.
4. 5750 Concrete Way; View from Parking Lot.

5. View from 5771 Concrete Way
6. View from 5690 Glacier Highway parking lot

7. Zoomed in View from 5690 Glacier Highway
8. View from 5765 Glacier Hwy

9. View from 5586 Tonsgard Ct
10. Zoomed in View from 5586 Tonsgard Ct. (Gas-n-Go Fleet)

11. View from apx 58.35008075517797, -134.50677940211736 Egan Drive
12. View from apx 58.35008075517797, -134.50677940211736 Egan Drive

13. View from apx 58.35068106153896, -134.50767926010514 Egan Drive
14. View from Walmart apx 58.35841333602672, -134.5181474768718 NOT visible

15. View from Eagles Rest at the end of Alaway Avenue
16. View from Eagles Rest near 21 Gull Way

On September 12, 2022, at 1633 hours, Central Council of Tlingit & Haida Indian Tribes of Alaska (Tlingit & Haida) provided notice to the Director of the City & Borough of Juneau (CBJ) Planning Department of its intent to conduct a "Balloon Test" related to Wireless Communications Facility project CBJ CDD #PAC20210030 at T&H 5750 Concrete Way, Juneau, AK 99801.

On September 12, 2022, at 0817hours, Tlingit & Haida received notification from CBJ acknowledging receipt of the September 12th email.

On September 15th, 2022, at 1600 hours, Tlingit & Haida elevated a 36inch diameter yellow balloon to approximately 62 feet above ground level at the site of the proposed WCF. The balloon flew at that location through the weekend and was removed at approximately 0800 hours on September 19, 2022.

Photos were taken of the balloon from all surrounding areas where it was visible (see attached photos). Photos were also taken utilizing a Matrice 300 drone with H20N 4k camera technology to visualize the actual line of site from the top of the tower's perspective (apx 62 feet).

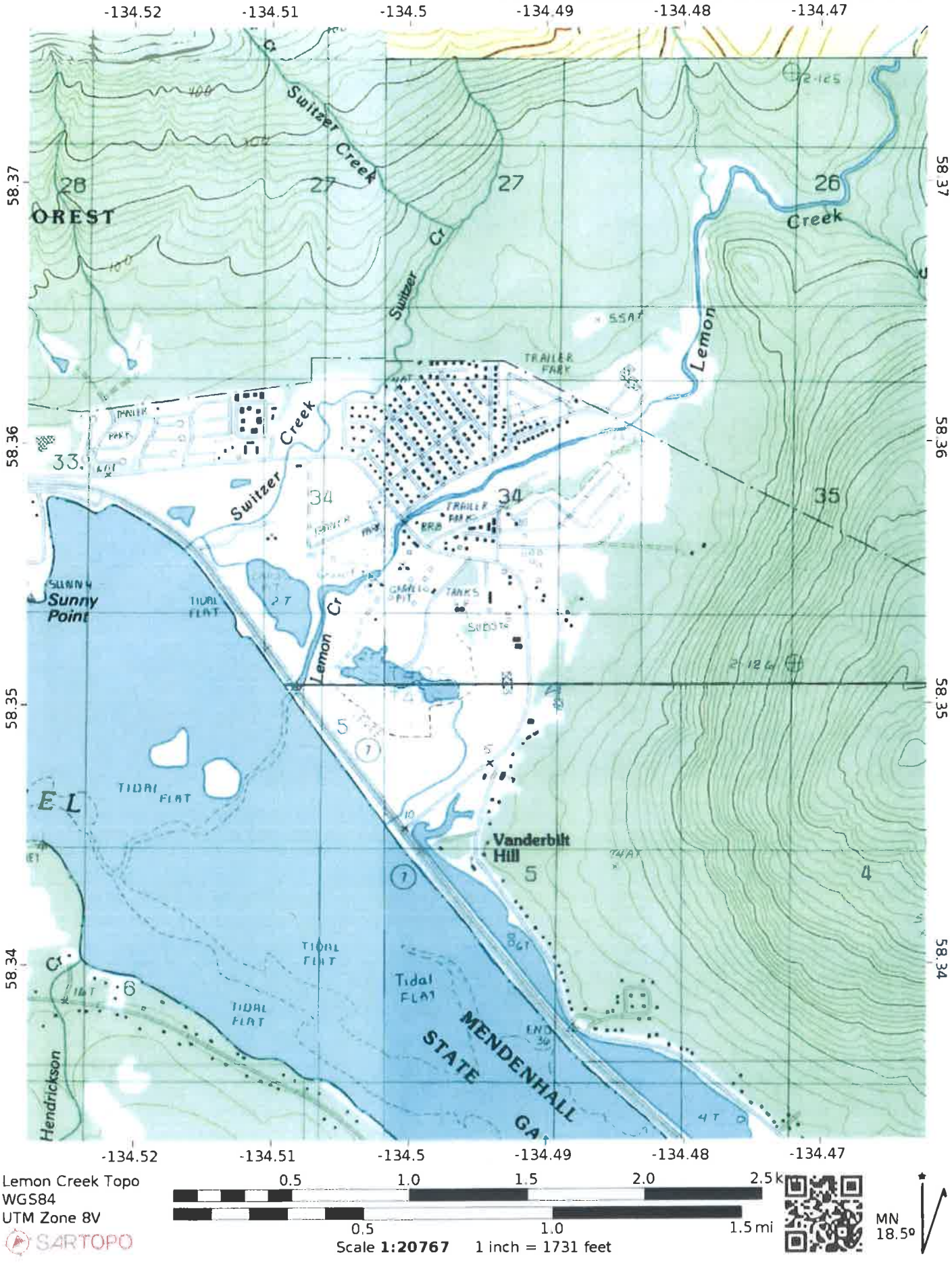
a. Zone of visibility.
The proposed Tlingit & Haida radio communication tower will be located at the existing Tribal Emergency Operations Center (TEOC) at 5750 Concrete way in Lemon Creek with the base of the tower ground level at 27 feet ASL and top of the tower at 61 feet AGL or 88 feet elevation ASL. This proposed WCF is on the back side of the TEOC where the bottom half of the tower would be obscured by the building. Trees and vegetation to the North would block most of the tower view from that direction. Vegetation on the West side of the landfill and distance from the WCF would block the view from Egan Drive except those three photographed locations indicated on the map if you knew where to look. The landfill itself blocks the view from Glacier Highway to the S except for the partial view of the top from Gas-n-go if you know where to look. Industrial buildings and vegetation block any view from beyond Glacier highway to the East. The balloon test was not able to be visualized at any location beyond 750 meters and was barely visible if you knew where to look at 500 meters. Three significantly taller WCFs are visible in the area of our facility. One located 500 feet from our WCF at 5751 Glacier Highway, one 900 feet from our facility at 5594 Tonsgard Ct., and one 1600 feet to the East of our facility at 5541 Glacier Highway. The tower site (though probably not the tower) would be visible from the air and within 250 meters inside the industrial area of Concrete Way. Included is a 360-degree Zone of Visibility Map which simulates the potential of the 61-foot WCF visibility from the shaded locations if man-made and vegetative obstructions were not present.

b. Analysis of WCF siting.
The proposed location of the new radio tower is in the middle of the Concrete Way industrial area closest to Agpro. Several other much taller WCF sites are located at 500, 900, and 1600 feet from our WCF location. Because of the location of our 61-foot tower behind our building next to Lemon Creek, it will be obstructed from almost all view from the North and it will blend it with the background foliage if viewed from the South. The proposed tower is a self-supporting four-foot triangular design constructed of galvanized steel. This tower will be of lattice construction and should exhibit an openness which will allow the tower to be less visible on the skyline or when viewed from afar. The gray color of the weatherized galvanizing will blend into the typical gray skies of Juneau, similar to the way grey painted air force planes are camouflaged in the sky.

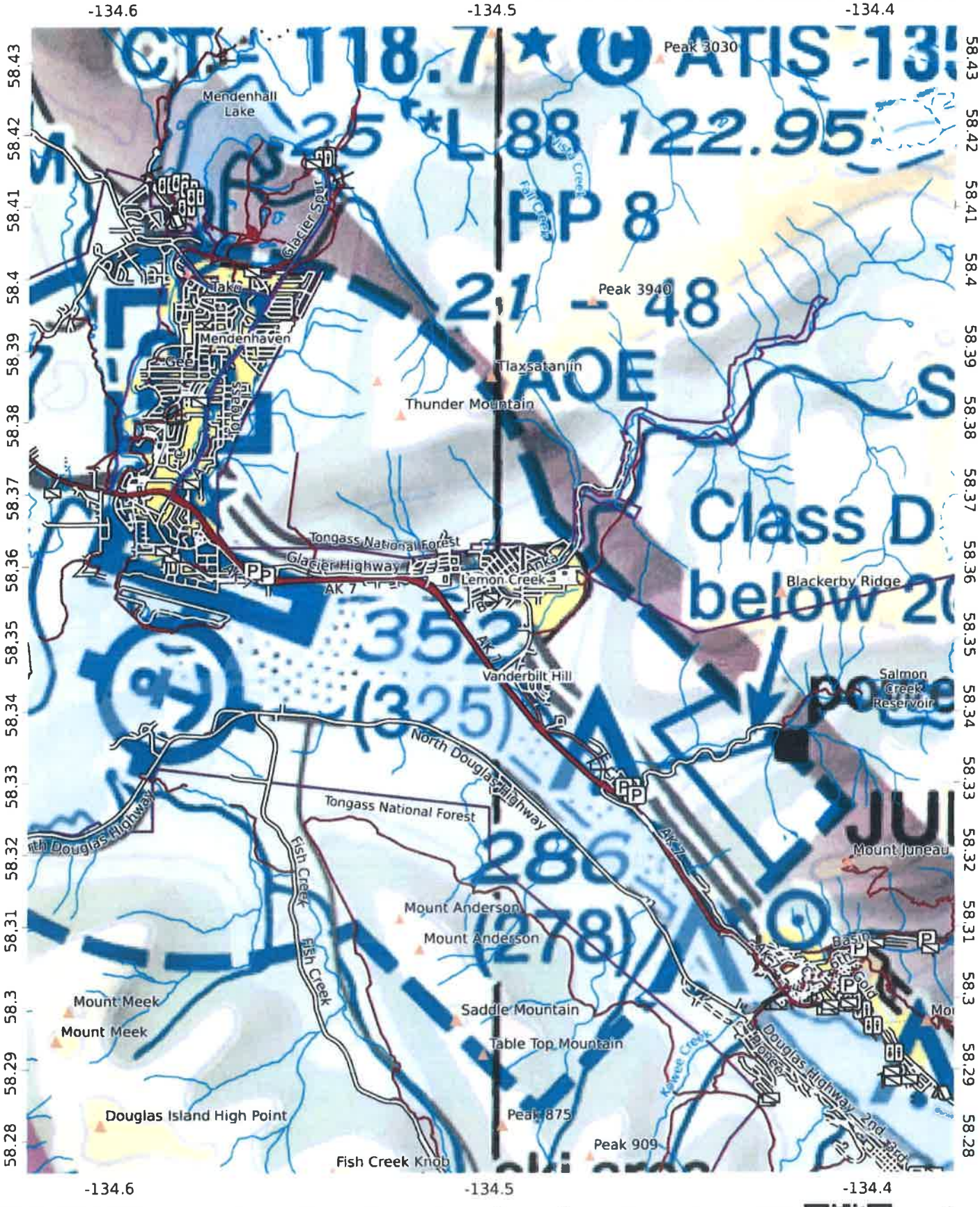

Tlingit & Haida WCF
5750 Concrete Way
0000. Satellite Imagery of Lemon Creek Area
Costco
Tlingit & Haida WCF
Breeze In - Lemon Creek
LEMON CREEK
Western Auto Marine
7
Google Earth
Image © 2022 Maxar Technologies
© 2022 Google
N
2000 ft

000. Satellite Imagery of Lemon Creek Area with Compass Points

00. Topographic Map of Lemon Creek Area.

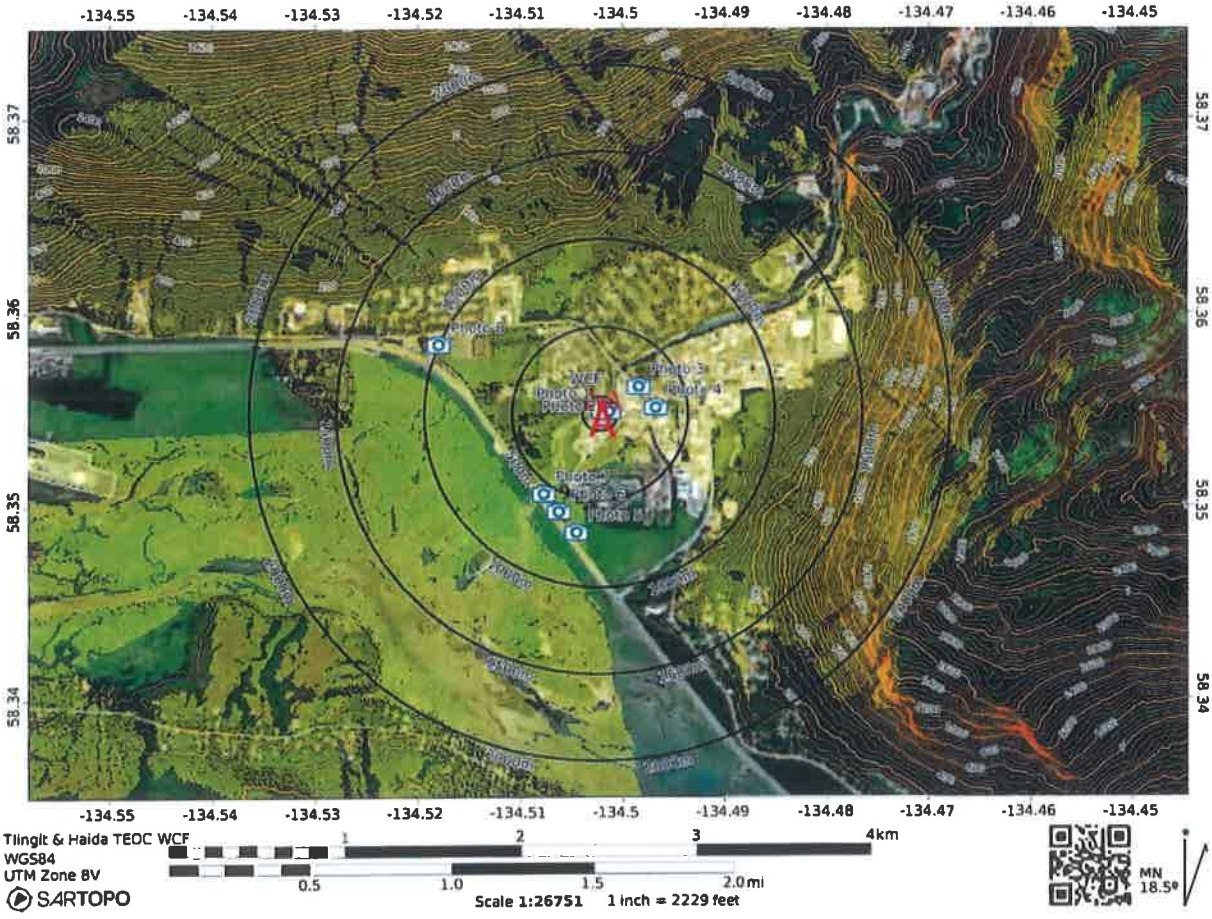


0. Aeronautical Chart of Lemon Creek Area.



1. Lemon Creek Area; WCF; Photo Locations

2. Lemon Creek Area; WCF;



3. 5750 Concrete Way, Balloon at 62ft tower elevation.

4. View from East side of 5750 Concrete Way Site.

5. View from 5771 Concrete Way Site.

6. View from 5690 Glacier Highway

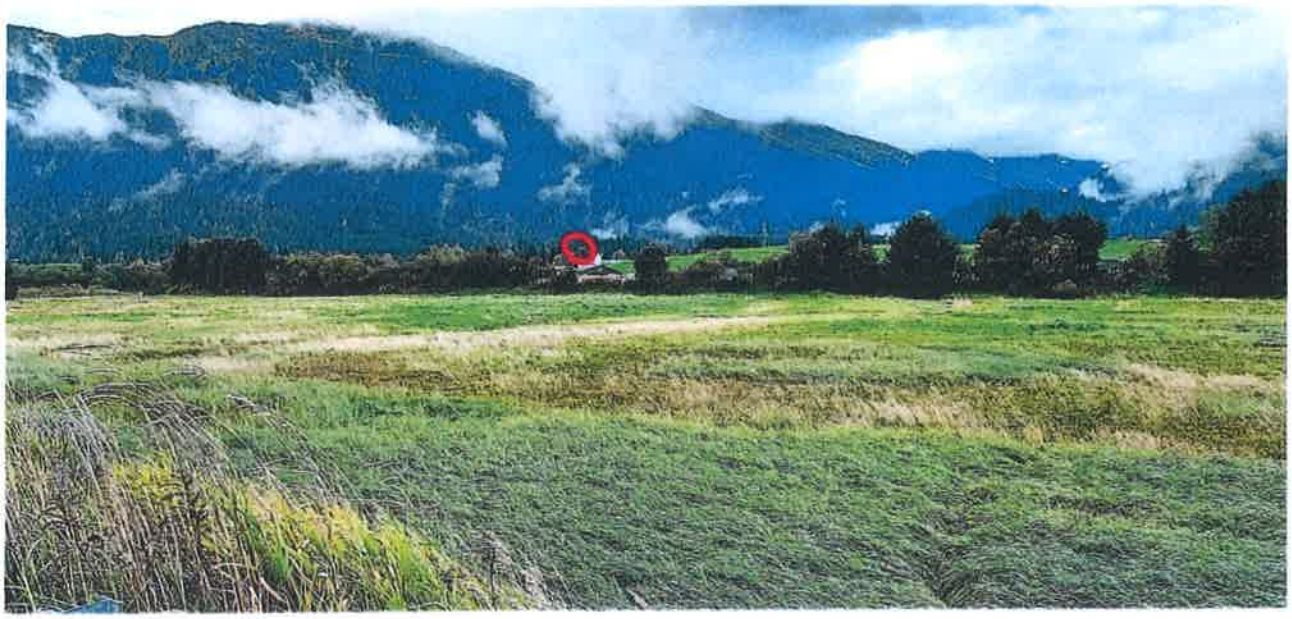
7. View from 5690 Glacier Highway.

8. View from 5765 Glacier Highway.

9. View from 5586 Tonsgard Ct

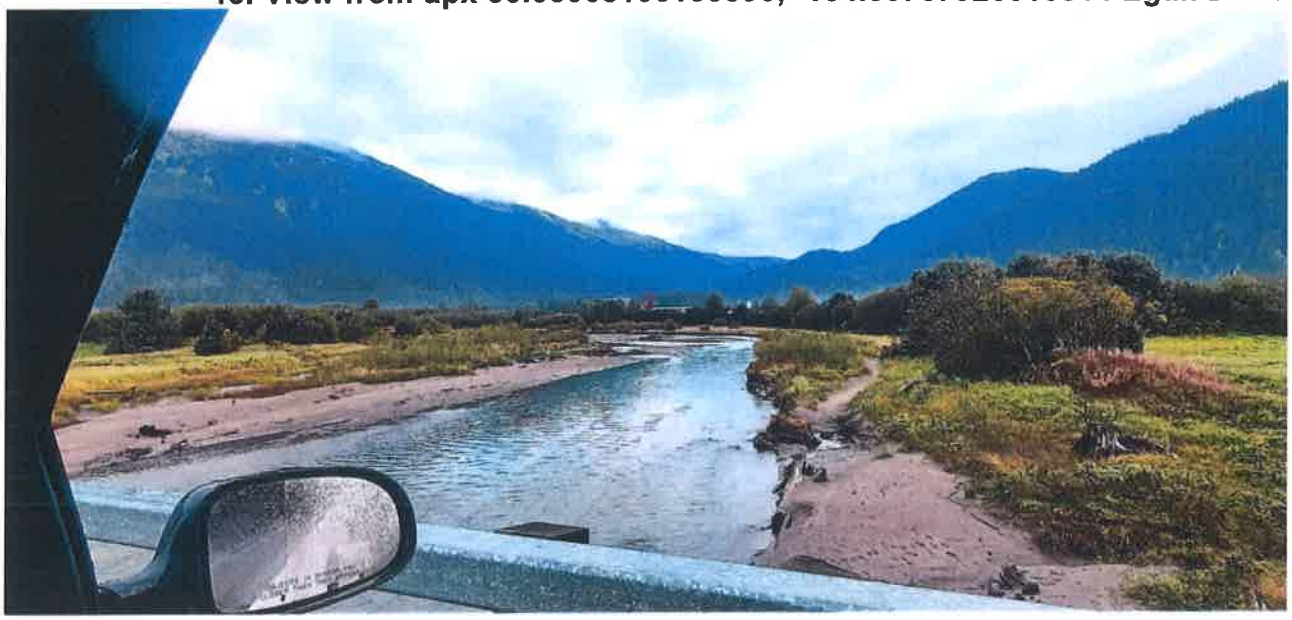
10. View from 5586 Tonsgard Ct. (Gas-n-Go Fleet)

11. View from apx 58.35008075517797, -134.50677940211736 Egan Drive



12. View from apx 58.35008075517797, -134.50677940211736 Egan Drive

13. View from apx 58.35068106153896, -134.50767926010514 Egan Drive

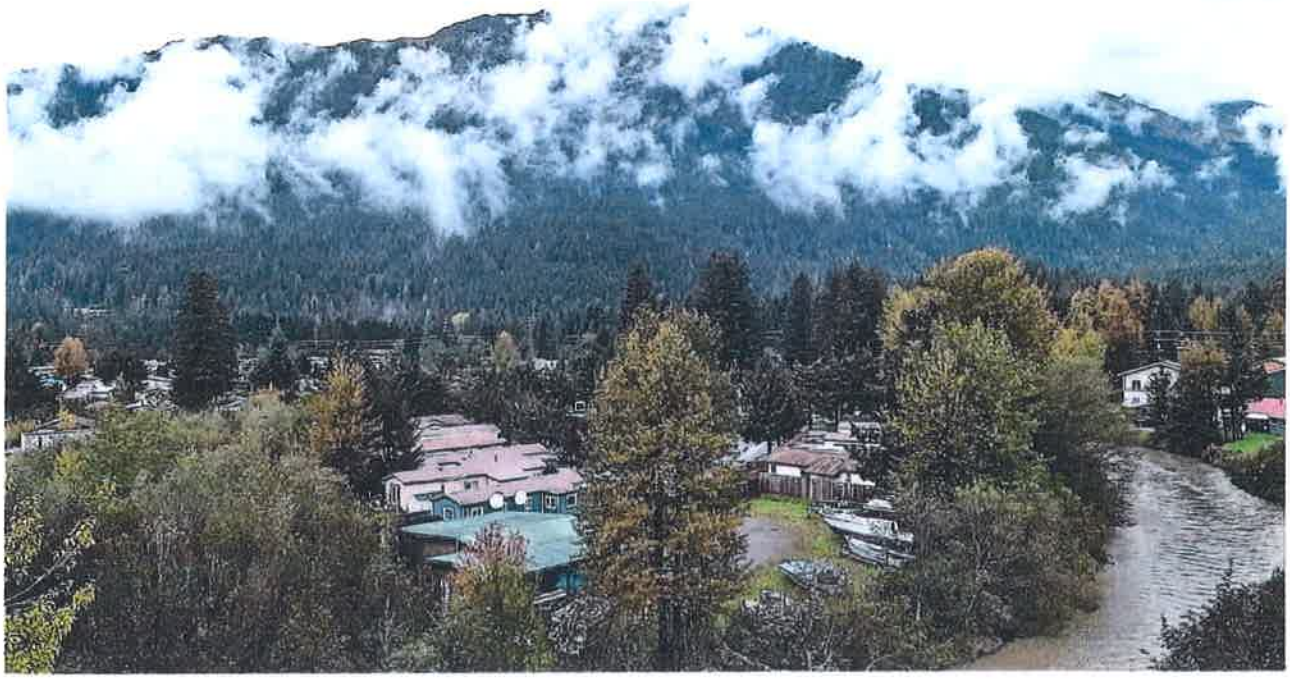


14. View from Walmart apx 58.35841333602672, -134.5181474768718 NOT visible

15. View from the end of Alaway Avenue

16. View from 21 Gull Way

17. North From Tower

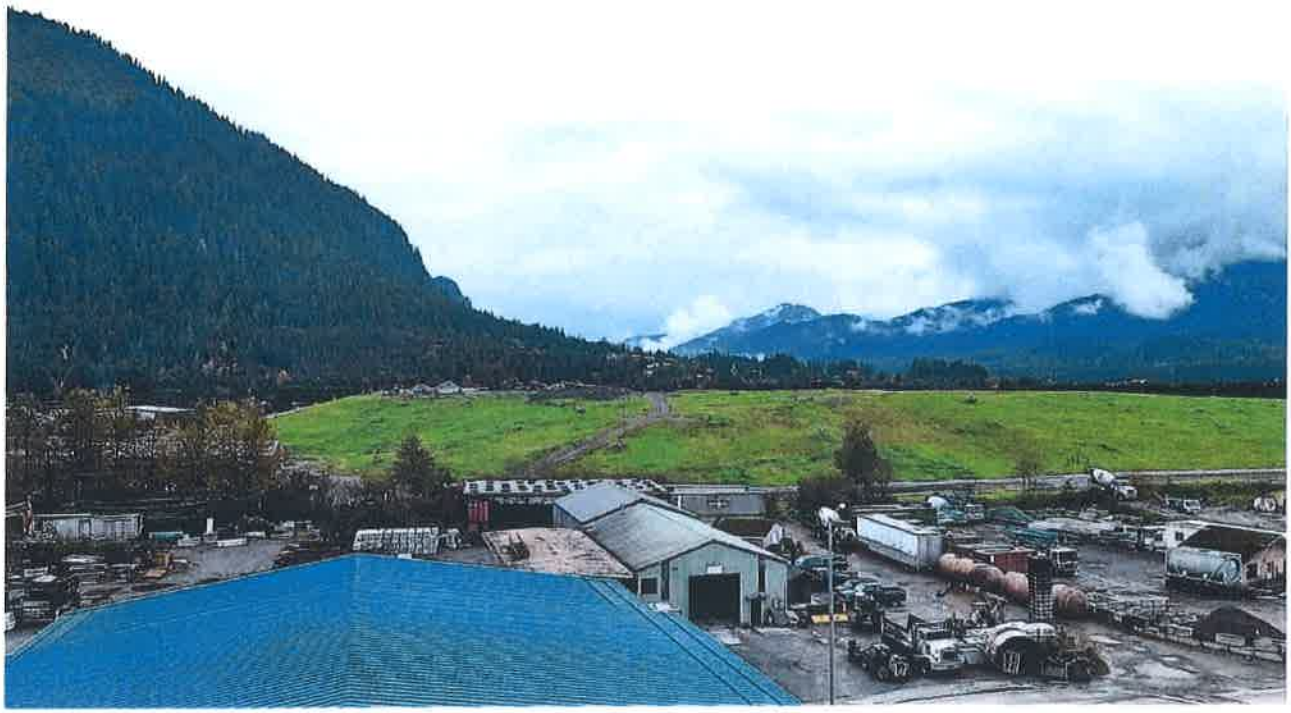


18. North West From Tower

19. West From Tower

20. South West From Tower

21. South From Tower



22. South East From Tower

23. East From Tower

24. NE From Tower

LEGACY COMM SERVICES
P.O. Box 7962
Ketchikan, AK 99901
907-225-3872 - cjohn7@kpunet.net

Radio Propagation Study Information

History

The Central Council of Tlingit & Haida Indian Tribes of Alaska (Tlingit & Haida) is recognized by the United States of America as a federally recognized tribal government pursuant to Section 8 of the Act of June 19, 1935 (49 Stat.388), as amended by the Act of August 19, 1965 (79 Stat. 543), and the Tlingit and Haida Status Clarification Act (Public Law 103-454, Title II, 108 Stat. 4792). The Tribal Assembly is the general legislative and governing body of Tlingit & Haida. Its functions are to secure, preserve and exercise the inherent sovereign rights, powers, authorities, privileges, and immunities of Tlingit & Haida and all such other rights, powers, authorities, privileges, and immunities as Tlingit & Haida shall possess or be granted, to maintain a roll of and promote the general welfare of the tribal citizens of Tlingit & Haida, and to legislate for and govern Tlingit & Haida and its tribal citizens.

Project

Tlingit & Haida has established a Department of Public Safety, and Tribal Emergency Operations Center (TEOC) at 5750 Concrete Way.

The purpose of the TEOC is to monitor and respond to emergencies, threats, and disasters that could have a negative impact on any of the more than 31,000 tribal citizens located in Southeast Alaska and Nationwide

To this end, the TEOC is constructing a 61-foot steel tower where up to 8 fiberglass low watt antennas (100 watts or less, non-commercial) will be mounted to provide local and remote emergency communications to Tlingit & Haida's Tribal Department of Public Safety and Emergency Management. 7 of the proposed antennas will have a primary use of reception, where 1 antenna will be used for two-way communications via channels secured by the Tribe from the Federal Communications Commission.

Communications with communities outside of Juneau in southeast Alaska will be accomplished primarily through internet connections which will come into and out of the Juneau TEOC. The Juneau TEOC uses a radio channel for local Juneau communications and that radio equipment is installed in the Concrete Way TEOC. The antenna for this radio equipment will be located on a radio tower next to the TEOC. The purpose for the tower is to allow the antenna to clear the building by 20 feet so the building does not interfere with the reception of local radio signals.

Description of radio equipment and antenna at the TEOC location.

Physical Location	5750 Concrete Way, Juneau, Alaska
Radio Operating Mode	VHF Narrowband FM
Radio Frequencies:	Transmit 154.2575 Mhz, Receive 151.4525 Mhz
Radio Output Power	50 Watts at the Transmitter (non-commercial strength)
Antenna Length:	18 Feet
Tower Height:	61 Feet Above Ground Level

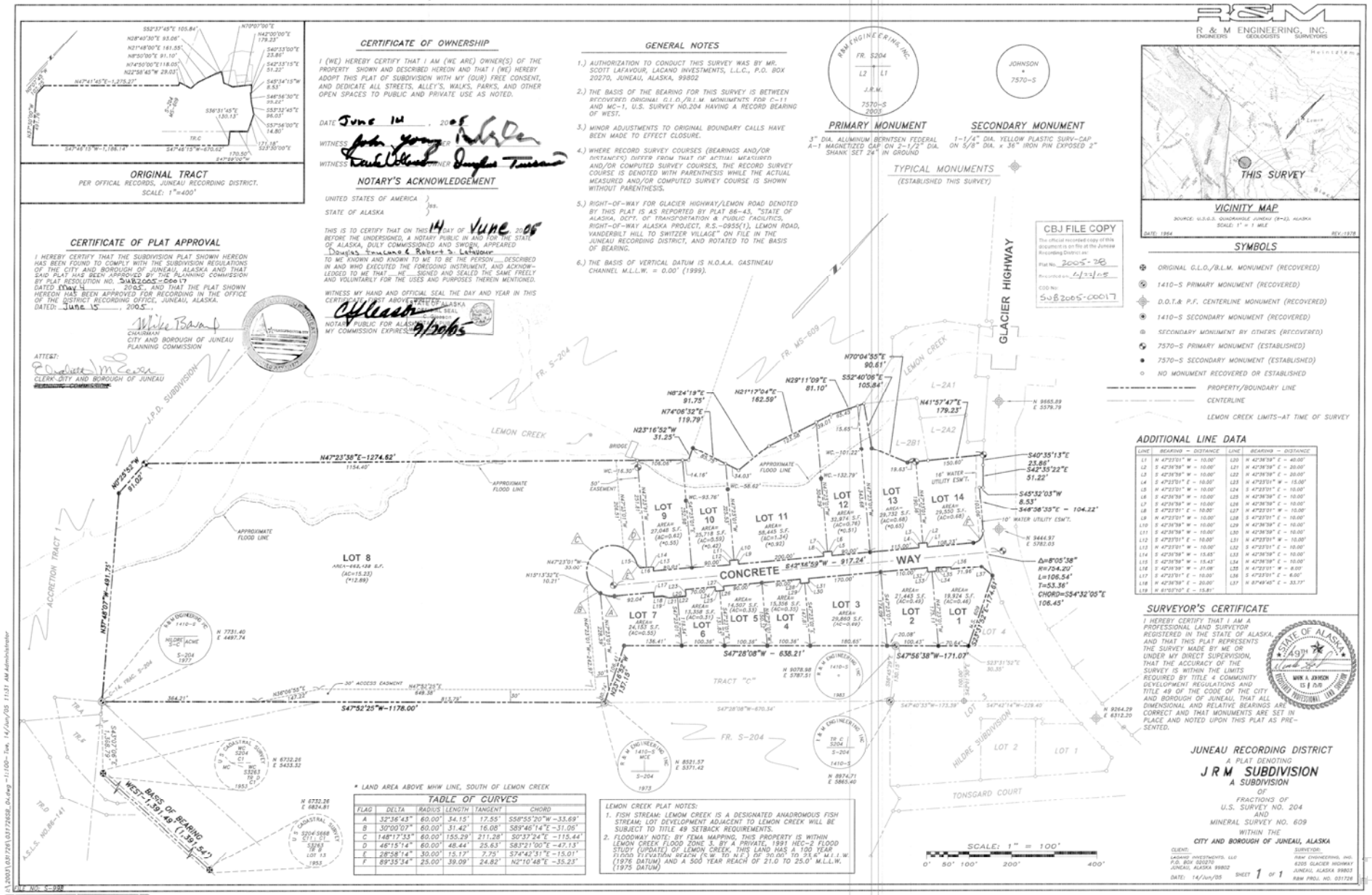
Propagation Determination

Propagation Range:	Approximately 10-mile radius from antenna (Shorter range will be realized where natural or manmade barriers (such as building, and mountains exist)
Propagation Interference:	154.2575 Mhz, and 151.4525 Mhz have been reserved with the FCC for sole use by Tlingit & Haida TEOC. No cross-channel propagation is possible at the less than 100-watt non-commercial signal strengths used.

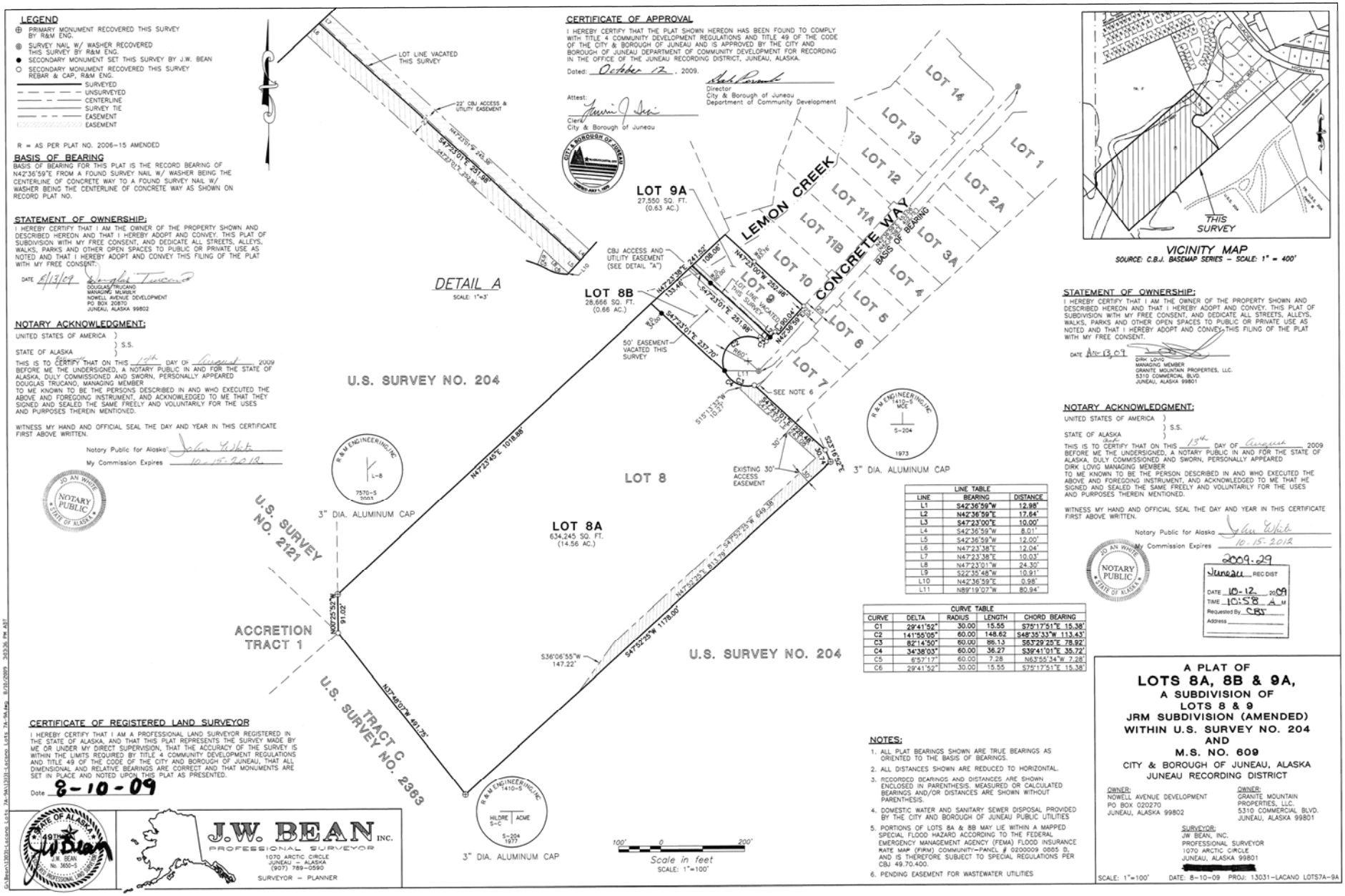
Signed,

2/28/2022
Date

Chris John
Legacy Comm Services
Owner/Lead Communications Engineer
cjohn7@kpunet.net
907-617-2294



Attachment B - 2005 JRM Subdivision Plat No. 05-28



Attachment C - 2009 Plat No. 09-09

City & Borough of Juneau
Alaska's Capital City

BUILDING PERMIT

Permit No
BLD20170578

* NOTE: "Building Permit" is a generic term which includes Building Safety Inspection, Grading Permits, and permits for Electrical, Plumbing and Mechanical work.

Your special attention is called to the following:

This permit is granted on the express conditions that the construction shall, in all respects, conform to the ordinances of the City and Borough of Juneau. It may be revoked at any time upon violation of any of said ordinances.

The granting of this permit does not authorize the violation of any federal, state or local law regulating construction for the violation of the terms of any deed or covenent or any zoning or other regulation.

If plan review was required, this permit must be attached to the approved drawings. The permit, plans and record of inspections must be available on site at all times while the construction is in progress and before final inspection.

The yellow posting notice must be prominently displayed to show a permit has been issued and to assist the inspectors in location of the project. This permit becomes null and void if work or construction authorized is not commenced within one year or if work or construction is suspended or abandoned for a period of one year at any time after work has commenced.

Note: City Ordinances REQUIRE a Final Inspection be approved for every Building Permit.

Inspections

Inspections can be arranged by telephoning **586-1703** or by written or faxed notification.
The Online Building Inspection Request Form is at: **www.juneau.org/permits/inspect_request.php.**
Work shall not proceed until the inspector has approved the various stages of construction. An approved Final Inspection is required.
Call before 7:00 AM for same day inspections.
Please provide the following information: 1 Permit Number, 2 Address, 3 Type of Inspection, 4 Date and Time and 5 Contact Name and Phone Number.

Job Address: **5750 CONCRETE WAY**
Permit Number: **BLD20170578**
Project Description: Foundation and grading Modified 2/7/18 to include steel building

Issued Date : **05/08/2018**
Parcel No: **5B1201060171**

Parcel Information : JRM LT 9A

Setbacks: Zone: I:
Front: 10.00 Ft. SE
Rear: 10.00 Ft. NW
Street Side: 10.00 Ft. NA
Side 1: 0.00 SW
Side 2: 0.00 NE
Firm Zone: A
Stream side 50.00 Ft NW

Comments: According to site plan submitted on April 2, 2018, the foundation will be 26 feet from the front lot line and 50 feet from the OHW of Lemon Creek.

Owner: BONNELL DEVELOPMENT LLC
PO BOX 20937
JUNEAU AK 99802-0937

Applicant: SKY BONNELL
PO BOX 021795
JUNEAU AK 99803

Fee Type	Date	Receipt	Amount Paid
BLD- Comm Plan Review	09/29/2017	09788	$435.79
BLD- Bldg Permit Fee	09/29/2017	09788	$670.44
BLD- Grading Permit Fee	09/29/2017	09788	$40.57
		Total Fees Paid:	$1,146.80

Valuation for Permit Fee Calculations:

S.F.	Type	Rate	Amount
8,680	Storage-Repair Garage	65.36	567,324.81
1,400	Residential-Single Family R	116.96	163,744.00
			65,000.00
		Total Valuation:	$796,068.81

Project Conditions and Holds:

Asbuilt Survey May Be Req'd - Asbuilt Survey may be required before final inspection if CBJ inspector is unable to verify setbacks.

Foundation Setback Verification - Foundation Setback Verification (yellow form) must be on site when pour inspection or placement of other foundation systems occurs.

50' Setback - All development, including grading and clearing of vegetation, must maintain a 50' setback from the ordinary high water (OHW) mark of [anadromous fish stream or lake]. The determination of the OHW mark must be made by CDD staff.

Approved Plans On Site - CBJ approved plans must be on site and available to the inspector. Inspections will not be performed and additional fees may apply if approved plans are not available to the inspectors.

Backflow Assemblies - All testable backflow prevention assemblies must pass a test performed by a CBJ certified backflow prevention tester and a copy must be turned into the building department before a certificate of occupancy or final inspection is approved. Access and clearances for backflow assemblies shall conform to 2009 UPC section 603.3.4.

Balancing Report - Must submit passing air balance report prior to CO or final approval.

Steam & Hot Water Boilers - All steam & hot water boilers SHALL be protected with a low-water cutoff control per 2006 IMC section 1007.1 and 2012 IRC section M2002.5.

Attachment D - 2017 BLD17-578

* NOTE: "Building Permit" is a generic term which includes Building Safety Inspect ion, Grading Permits, and permits for Electrical, Plumbing and Mechanical work.

Public Use Lavatories - Hot water delivered to public use lavatories shall be limited to a maximum temperature of 120 degrees Fahrenheit by a device that conforms to ASSE 1070 or CSA B125.3. The water heater thermostat shall not be considered a control for meeting this provision per 2009 UPC section 413.1.

Shower Anti-scald Valve - All shower valves and combination tub/shower valves shall provide scauld and thermal shock protection by means of an approved valve that conforms to ASSE 1016 or ASME A112.18.1 / CSA B125.1. The maximum water temperature supplied to these fixtures shall be 120 degrees farenheit per 2015 UPC section 408.3.

Seismic Strap Water Heater - Commercial - Commercial water heaters shall be strapped within the upper 1/3 and lower 1/3 of its vertical dimension per 2009 UPC section 508.2.

Special Inspection - Special inspection by ___ for _____. Provide weekly inspection reports. And provide final letter(s) of approval before ____(cover) (TCO) (CO)__.

Verify Water Meter Installation - Meter installation must be in accordance with CBJ STD 420 prior to issuance of TCO. Installation must include three 22 gauge multicolored conductors in 1/2" electrical conduit from main entrance of building to within 12" of meter register (not to exceed 100'). Allow an extra 2' of wire for meter connections. Meter must be installed with the following clearances: minimum 18" clearance above meter and minimum 12" clearance each side and below meter. Contact CBJ Utility Business Unit for meter issuance and remote readout installation, 586-0997, a minimum of 48 hours prior to meter issuance or remote readout installation.

Inspections Required: Call for inspection before covering or concealing any of the work described below. Inspections may be combined.

B-Electrical Final	B-Heat Piping	B-Mechanical Final
B-Plumbing Final	B-Setback Verification	B-Foundation, Forms and Reinforcing Steel
B-Temporary Power	B-Framing	B-Rough Electrical
B-Service/Panel	B-Yellow Tag Electrical	B-Under Slab Utilities
B-Rough Plumbing	B-Fire Separation/Rated Assemblies	B-Ventilation/Plenums & Ducts
B-Vents (Bath, Dryer, Kitchen, etc.)	B-Meter Yoke with Meter	B-Building Final

JUNEAU PERMIT CENTER - 230 S. Franklin Street - 4th Floor, Marine View Center - Mail: 155 S. Seward Street, Juneau, AK 99801
Phone: 586-0770 FAX: 586-3365 Inspection Requests: 586-1703 Email: permits@ci.juneau.ak.us

City & Borough of Juneau
Alaska's Capital City

Application Date: **September 29, 2017**

BUILDING PERMIT APPLICATION

NOTE: THIS IS NOT A BUILDING PERMIT

* NOTE: "Building Permit" is a generic term which includes Building Safety Inspections, Grading Permits, and permits for Electrical, Plumbing and Mechanical work.

Case No: **BLD20170578**

Case Description: Foundation and grading. Modified 02/07/2018 to include Steel Building.

Site Address: **5740 CONCRETE WAY**

Check No. of Existing Dwelling Units:

Parcel No: 5B1201060160

No. of New Dwelling Units: 0

Legal Description: JRM LT ~~1~~ 9A

No. of Removed Dwelling Units: 0

Applicant : SKY BONNELL
PO BOX 021795
JUNEAU AK 99803

CEL 723-2931

Owner: BONNELL DEVELOPMENT LLC
PO BOX 20937
JUNEAU AK 99802-0937

Contractor: TO BE BID
AK

PH: _____ FAX _____

Valuation for Permit Fee Calculations:

S.F.	Type	Rate	Amount
			65,000.00
	Total Valuation:		$65,000.00

Associated Cases:

None.

Parcel Tags:

The engineering department is requiring all property owners within the JRM Subdivision, to utilize the existing storm water services to drain on lot runoff directly into the underground storm drain system.

Notes and Conditions:

Asbuilt Survey may be required before final inspection if CBJ inspector is unable to verify setbacks.

Foundation Setback Verification (yellow form) must be on site when pour inspection or placement of other foundation systems occurs.

All development, including grading and clearing of vegetation, must maintain a 50' setback from the ordinary high water (OHW) mark of [anadromous fish stream or lake]. The determination of the OHW mark must be made by CDD staff.

_____ _____ JM

Applicant's Signature (Owner, Contractor or Authorized Agent) **Date** Staff Acceptance

I hereby certify that I have read and examined this application and know the same to be true and correct. I further certify that all provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. I understand that the granting of a permit does not presume to give authority to violate or cancel the provisions of any other federal, state or local law regulating construction or the performance of construction.

Attachment D - 2017 BLD17-578

City & Borough of Juneau
Alaska's Capital City

BUILDING PERMIT

Permit No
BLD20170578

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If plan review was required, this permit must be attached to the approved drawings. The permit, plans and record of inspections must be available on site at all times while the construction is in progress and before final inspection.

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The Online Building Inspection Request Form is at: **www.juneau.org/permits/inspect_request.php.**
Work shall not proceed until the inspector has approved the various stages of construction. An approved Final Inspection is required.
Call before 7:00 AM for same day inspections.
Please provide the following information: 1 Permit Number, 2 Address, 3 Type of Inspection, 4 Date and Time and 5 Contact Name and Phone Number

Job Address: **5740 CONCRETE WAY**
Permit Number: **BLD20170578**
Project Description: Foundation and grading

Issued Date : **10/20/2017**
Parcel No: **5B1201060160**

Parcel Information : JRM LT 10

Setbacks: Zone: I:
Front: 10.00 Ft. SE
Rear: 10.00 Ft. NW
Street Side: 10.00 Ft. NA
Side 1: 0.00 SW
Side 2: 0.00 NE
Firm Zone: A
Stream side 50.00 Ft. NW

Comments: According to site plan submitted on Sept. 29, 2017, the fundation will be 26.3 feet from the front lot line and 50 feet from the OHW of Lemon Creek.

Owner :
BONNELL DEVELOPMENT LLC
PO BOX 20937
JUNEAU AK 99802-0937

Applicant :
SKY BONNELL
PO BOX 021795
JUNEAU AK 99803

Fee Type	Date	Receipt	Amount Paid
BLD- Comm Plan Review	09/29/2017	09788	$435.79
BLD- Bldg Permit Fee	09/29/2017	09788	$670.44
BLD- Grading Permit Fee	09/29/2017	09788	$40.57
		Total Fees Paid:	$1,146.80

Valuation for Permit Fee Calculations:

S.F.	Type	Rate	Amount
			65,000.00
		Total Valuation:	$65,000.00

Project Conditions and Holds:

Asbuilt Survey May Be Req'd - Asbuilt Survey may be required before final inspection if CBJ inspector is unable to verify setbacks.

Foundation Setback Verification - Foundation Setback Verification (yellow form) must be on site when pour inspection or placement of other foundation systems occurs.

50' Setback - All development, including grading and clearing of vegetation, must maintain a 50' setback from the ordinary high water (OHW) mark of [anadromous fish stream or lake]. The determination of the OHW mark must be made by CDD staff.

Inspections Required: Call for inspection before covering or concealing any of the work described below. Inspections may be combined.
B-Setback Verification
B-Foundation, Forms and Reinforcing Steel
B-Under Slab Utilities

Attachment D - 2017 BLD17-578

City & Borough of Juneau
Alaska's Capital City

Application Date: **September 29, 2017**

BUILDING PERMIT APPLICATION

NOTE: THIS IS NOT A BUILDING PERMIT

* NOTE: "Building Permit" is a generic term which includes Building Safety Inspections, Grading Permits, and permits for Electrical, Plumbing and Mechanical work.

Case No: **BLD20170578**

Case Description: Foundation and Grading permit.

Site Address: **5750 CONCRETE WAY**

Parcel No: 5B1201060171

Legal Description: JRM LT 9A

Check No. of Existing Dwelling Units: 0

No. of New Dwelling Units: 0

No. of Removed Dwelling Units: 0

Applicant : SKY BONNELL
PO BOX 021795
JUNEAU AK 99803

SKYBONNELL572@MSN.COM

CEL 723-2931

Owner: BONNELL DEVELOPMENT LLC
PO BOX 20937
JUNEAU AK 99802-0937

PH: _____ FAX _____

****ENTER CONTRACTOR****

Valuation for Permit Fee Calculations:

S.F.	Type	Rate	Amount
			65,000.00
	Total Valuation:		$65,000.00

Associated Cases:

None.

Parcel Tags:

The engineering department is requiring all property owners within the JRM Subdivision, to utilize the existing storm water services to drain on lot runoff directly into the underground storm drain system.

Notes and Conditions:

Applicant's Signature
(Owner, Contractor or Authorized Agent)

Date

JM
Staff Acceptance

I hereby certify that I have read and examined this application and know the same to be true and correct. I further certify that all provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not. I understand that the granting of a permit does not presume to give authority to violate or cancel the provisions of any other federal, state or local law regulating construction or the performance of construction.

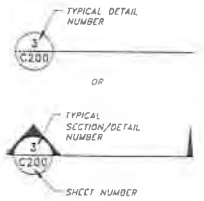
JUNEAU PERMIT CENTER - 230 S. Franklin Street - 4th Floor, Marine View Center - Mail: 155 S. Seward Street, Juneau, AK 99801
Phone: 586-0770 - FAX: 586-3365 - Inspection Requests: 586-1703 - Email: permits@ci.juneau.ak.us

GENERAL CONSTRUCTION NOTES

1. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATIONS AND SITE CONDITIONS BEFORE STARTING WORK. THE ENGINEER SHALL IMMEDIATELY BE NOTIFIED IN WRITING OF ANY DISCREPANCIES.
2. ALL OMISSIONS AND/OR CONFLICTS BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF, AND A SOLUTION GIVEN BY, THE ENGINEER BEFORE PROCEEDING WITH ANY WORK SO INVOLVED.
3. IF A SPECIFIC DETAIL IS NOT SHOWN FOR ANY PART OF THE WORK, THE CONSTRUCTION SHALL BE THE SAME AS FOR FOR SIMILAR WORK.
4. WORKING DIMENSIONS SHALL NOT BE SCALED FROM PLANS, SECTIONS OR DETAILS ON THESE DRAWINGS
5. LARGE BOULDERS, HARDPAN, STUMPS, LOGS, ORGANICS AND GROUNDWATER MAY BE ENCOUNTERED AT VARIOUS DEPTHS DURING TRENCHING, DITCHING AND EXCAVATION OPERATIONS.
6. THE CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY; THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS; AND THAT THE CONTRACTOR SHALL DEFEND, INDEMNIFY, AND HOLD THE OWNER AND THE ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR THE ENGINEER.
7. GRADES AND ALIGNMENTS SHOWN ON THESE PLANS ARE SUBJECT TO MINOR REVISIONS AS APPROVED BY THE ENGINEER AND/OR OWNER.
8. LOCATIONS OF EXISTING UNDERGROUND SEWER, WATER, TELEPHONE AND POWER UTILITIES SHOWN ON THESE PLANS WERE DERIVED FROM A COMBINATION OF RECORD AS-BUILTS AND/OR FIELD LOCATES. ACTUAL LOCATIONS MAY VARY FROM THOSE SHOWN. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING, PROTECTING AND MAINTAINING THE EXISTING UTILITIES THROUGHOUT THE CONSTRUCTION OF THIS PROJECT. ANY DAMAGE RESULTING TO THESE UTILITIES DURING CONSTRUCTION SHALL BE PAID FOR BY THE CONTRACTOR AND SHALL BE CONSIDERED INCIDENTAL TO THE CONTRACT. CALL "DIAL BEFORE YOU DIG" @ 586-1333 PRIOR TO ANY EXCAVATION ACTIVITIES
9. THE CONTRACTOR SHALL DELIVER ALL ASPHALT PAVEMENT REMOVED FROM THIS PROJECT TO AN APPROVED ASPHALT DISPOSAL SITE.
10. ALL ITEMS DESIGNATED TO BE REMOVED SHALL BE DISPOSED OF AT AN APPROVED DISPOSAL SITE.
11. THE CONTRACTOR SHALL REFERENCE ALL EXISTING PROPERTY CORNER OR OTHER MONUMENTS THAT WILL BE DISTURBED PRIOR TO ANY CONSTRUCTION ACTIVITIES. ALL MONUMENTS DISTURBED DURING CONSTRUCTION SHALL BE RE-MONUMENTED AFTER CONSTRUCTION ACTIVITIES ARE COMPLETE. ALL SURVEY WORK SHALL BE DONE BY, OR UNDER THE DIRECTION OF, AN ALASKA REGISTERED LAND SURVEYOR. NOT ALL EXISTING PROPERTY CORNERS ARE NECESSARILY SHOWN ON THE PLANS.
12. THE CONTRACTOR'S HOURS OF OPERATION SHALL BE IN COMPLIANCE WITH THE CBJ NOISE ORDINANCE
13. CIVIL CONTRACTOR SHALL COORDINATE WITH MECHANICAL, STRUCTURAL, AND ELECTRICAL PLANS AND GENERAL CONTRACTOR TO ENSURE THE PROJECT IS COORDINATED.
14. THE CONTRACTOR SHALL INSTALL AND MAINTAIN EROSION CONTROL DEVICES AS NECESSARY DURING CONSTRUCTION.
15. GRADING FROM THE BUILDING PAD IS TO MATCH TO EXISTING GRADES ALONG THE EXTERIOR OF THE ADJACENT LOT AND LOT 10

GENERAL NOTES – SURVEY

1. THE BASIS OF HORIZONTAL CONTROL FOR THIS SURVEY IS THE CENTERLINE MONUMENT AT THE CENTER RADIUS OF CONCRETE WAY AND THE RECOVERED SECONDARY MONUMENT AT LOT 9A/8B.
2. THE BASIS OF VERTICAL CONTROL IS THE NORTH BOLT ON THE UPPER FLANGE OF THE FIRE HYDRANT AT LOT 9A AND LOT 10. THE ELEVATION IS 28.26' MLLW.
3. THE VERTICAL CONTROL IS TIED TO THE ADOT&PF MONUMENT 1 (TBM ML-236)
4. BEARINGS AND DISTANCES IN PARENTHESIS ARE METES AND BOUNDS FOR THE TOP OF FILL
5. THE FIELD WORK WAS PERFORMED ON MARCH 28, 2017, UTILIZING A TRIMBLE S7 ROBOTIC TOTAL STATION AND STANDARD LASER DISTANCE RANGING METHODS.
6. UTILITIES LOCATIONS WERE DERIVED FROM AS-BUILT DATA FROM CBJ PROJECT E05-070 AND OBSERVABLE EVIDENCE.
7. ALL DISTANCES AND ELEVATIONS ARE IN U.S. SURVEY FEET.
8. THIS SURVEY IS NOT A SUBDIVISION, AS PER AS 40.15.900(5)(A)
9. BASE FLOOD ELEVATIONS WERE DETERMINED BY SCALING LOT POSITIONS FROM FIRM PANEL 02110C1532D EFFECTIVE AUGUST 19 2013
10. LEMON CREEK IS DEFINED AS ANADROMOUS, PER ALASKA DEPARTMENT OF FISH AND GAME, LAST NOMINATED ON OCTOBER 30, 2007. IT IS SUBJECT TO A FIFTY FOOT (50') EASEMENT FROM THE ORDINARY HIGH WATER.
11. THE RECORD INFORMATION UTILIZED FOR THIS SURVEY ARE PLAT No 2009-29, JRD, DATED OCTOBER 12, 2009, AND PLAT No 2006-15, JRD DATED JUNE 22, 2006.
12. THE ORDINARY HIGH WATER WAS LOCATED BASED ON THE VEGETATION LINE ALONG LEMON CREEK



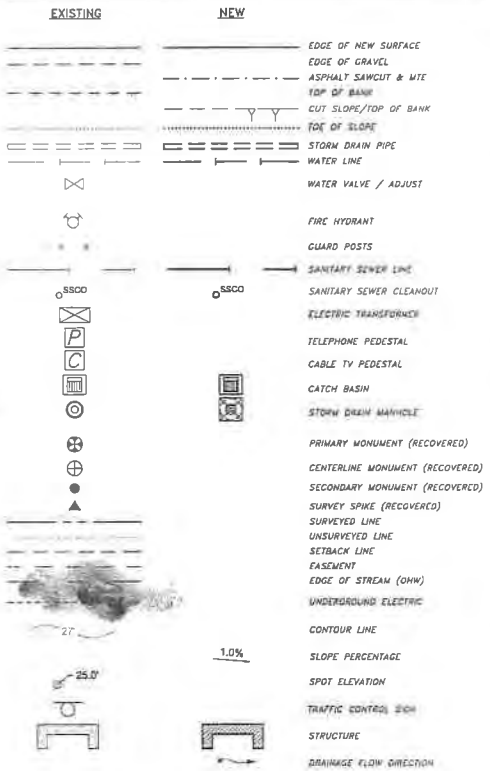
REFERENCE BUBBLE EXPLANATION

N.T.S

ABBREVIATIONS

AEL&P	ALASKA ELECTRIC LIGHT & POWER
AP	ANGLE POINT
APPROX	APPROXIMATE
BLDG	BUILDING
BOE	BOTTOM OF EXCAVATION
BOF	BOTTOM OF FOOTING
BOP	BEGINNING OF PROJECT
CB	CATCH BASIN
CBJ	CITY & BOROUGH OF JUNEAU
CJ	CONTROL JOINT
CL	CENTERLINE
CLR	CLEAR DISTANCE
CMP	CORRUGATED METAL PIPE
CONC	CONCRETE
CP	CONTROL POINT
CPP	CORRUGATED POLYETHYLENE PIPE
CTE	CONNECT TO EXISTING
D.I.	DUCTILE IRON
D.I.P.	DUCTILE IRON PIPE
DIA	DIAMETER
DOT/PF	STATE OF ALASKA DEPARTMENT OF TRANSPORTATION AND PUBLIC FACILITIES
E-	EASTING
EL	ELEVATION
EOP	END OF PROJECT
EQ	EQUATION
ESCP	EROSION AND SEDIMENT CONTROL PLAN
EXP.	EXPANSION
EXIST.	EXISTING
FD	FOUNDATION DRAIN
FG	FINISH GRADE
F.F.	FINISH FLOOR
FL	FLOW LINE
GALV	GALVANIZED
GP	GRADE POINT
HDPE	HIGH DENSITY POLYETHYLENE
HP	HIGH POINT
ID	INSIDE DIAMETER
IE	INVERT ELEVATION
LT.	LEFT
MAX	MAXIMUM
MIN	MINIMUM
MTE	MATCH TO EXISTING
N-	NORTHING
NFS	NON-FROST SUSCEPTIBLE
NTS	NOT TO SCALE
NVC	NO VERTICAL CURVE
OC	ON CENTER
OHW	ORDINARY HIGH WATER
PC	POINT OF CURVATURE
POC	POINT ON CURVE
PRC	POINT OF REVERSE CURVE
PT	POINT OF TANGENCY
PVC	POLYVINYL CHLORIDE
RT.	RIGHT
ROW	RIGHT-OF-WAY
SCHD	SCHEDULE
SDMH	STORM DRAIN MANHOLE
SS	SANITARY SEWER
SSCO	SANITARY SEWER CLEANOUT
STA	STATION
STD	STANDARD
TBM	TEMPORARY BENCH MARK
TOB	TOP OF BANK
TOP	TOP OF PIPE
TYP	TYPICAL
UE	UNDERGROUND ELECTRICAL
VERT	VERTICAL
W/	WITH

SYMBOLS



Approved as noted
John Greenwood
5/8/18

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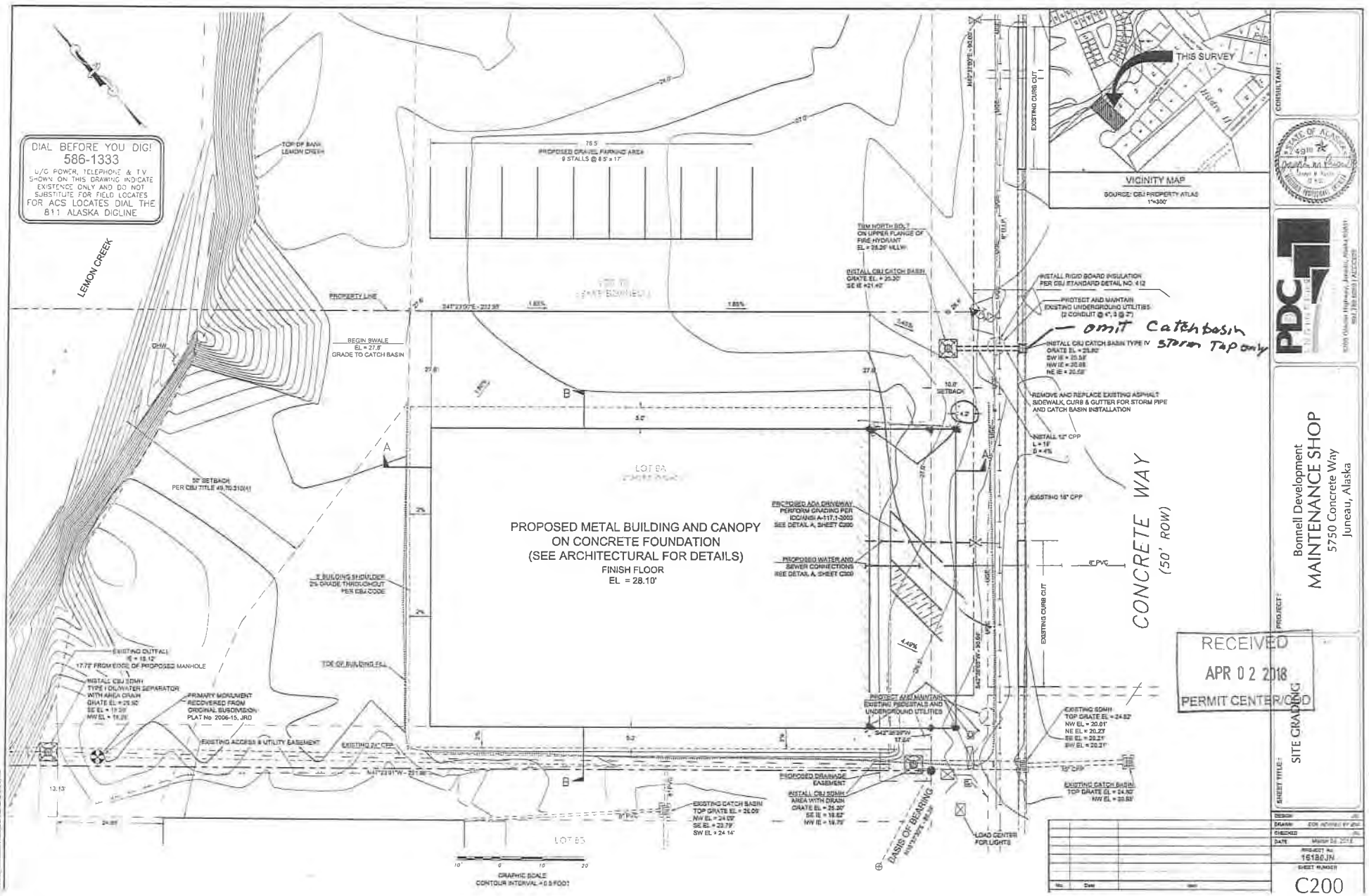
CONSULTANT:

PDC Engineers
6205 Glacier Highway, Juneau, Alaska 99801
907.780.6060 | AECC665

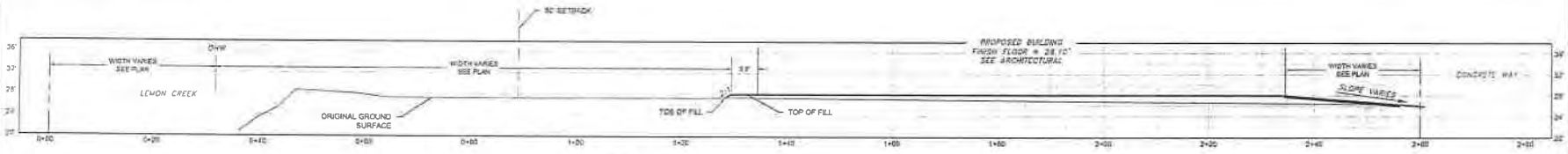
PROJECT:
Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way
Juneau, Alaska

SHEET TITLE:
NOTES, SYMBOLS
ABBREVIATIONS

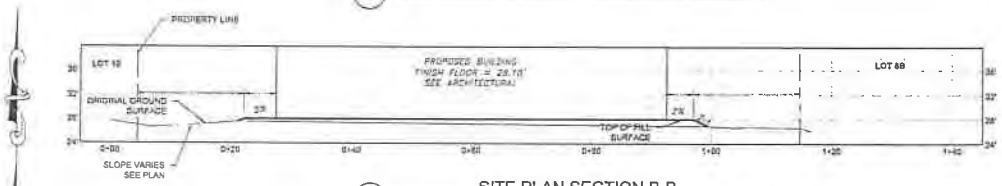
DESIGN	JN
DRAWN	FOR REVIEW ONLY
CHECKED	JN
DATE	MARCH 30, 2018
PROJECT No.	16180JN
SHEET NUMBER	C100



Attachment D - 2017 BLD17-578

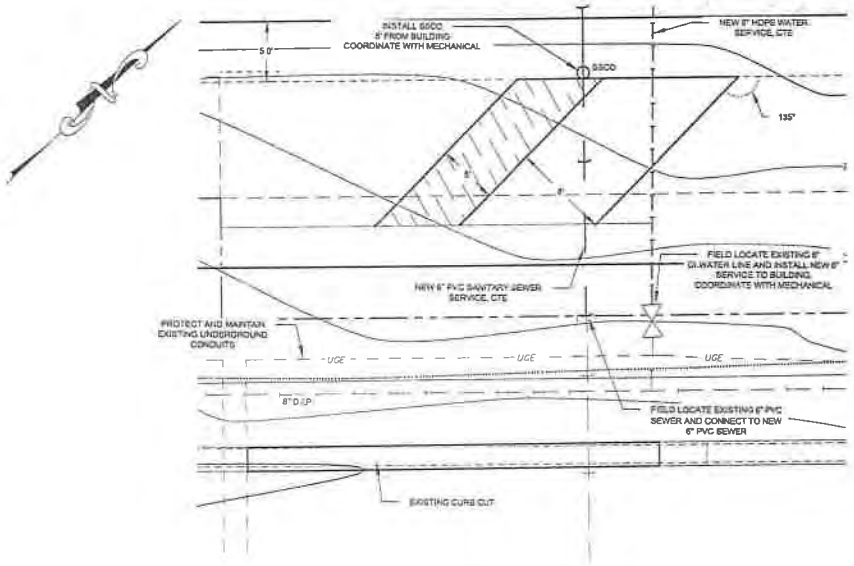


1 SITE PLAN SECTION A-A



2 SITE PLAN SECTION B-B

PROPOSED BUILDING



DETAIL A
SCALE: 1"=5'

CONSULTANT:

PDC Engineers

PROJECT:
Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way
Juneau, Alaska

SHEET TITLE:
SITE CROSS SECTIONS

DESIGN: JRL
DRAWN: EDR REVISED BY JRM
CHECKED: JRL
DATE: March 02, 2018
PROJECT No. 16130.IN
SHEET NUMBER: C300

No.	Date	Item

Bonnell Development

MAINTENANCE SHOP

5750 Concrete Way
Juneau, Alaska
February 28, 2018

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MECHANICAL ENGINEER
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FAX (907) 586-1162

ELECTRICAL ENGINEER
HAIGHT & ASSOCIATES, INC.
526 MAIN STREET
JUNEAU, ALASKA 99801
(907) 586-9788
FAX (907) 586-5774

SHEET INDEX

A001	COVER SHEET	C100	NOTES, SYMBOLS, ABBREVIATIONS	M-001	LEGENDS AND ABBREVIATIONS
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A301	EXTERIOR ELEVATIONS			M-202	FIRST FLOOR PLUMBING PLAN
A302	EXTERIOR ELEVATIONS			M-203	SECOND FLOOR PLUMBING PLAN
A303	BUILDING SECTION			M-301	UNDERFLOOR HVAC PLAN
A304	BUILDING SECTION			M-302	FIRST FLOOR HVAC PLAN
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A402	ENLARGED SECOND FLOOR PLAN			M-401	PLUMBING DIAGRAMS
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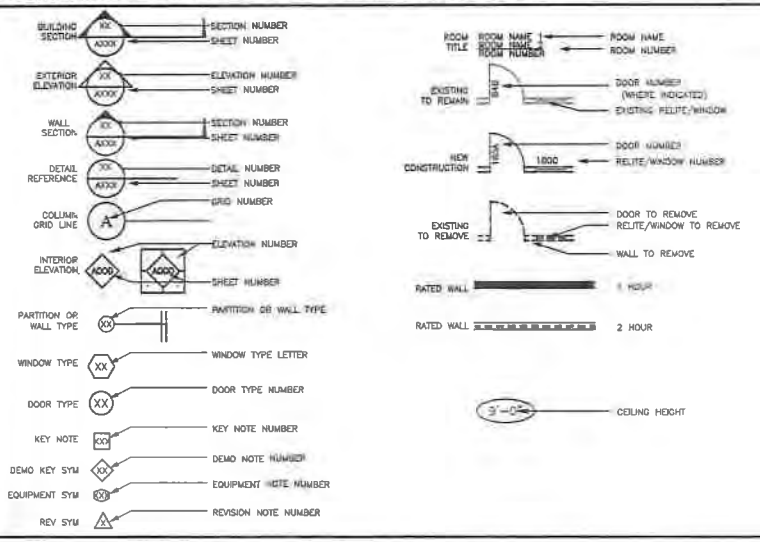
A501	INTERIOR DETAILS			M-502	MECHANICAL DIAGRAMS
				M-503	MECHANICAL DIAGRAMS
				M-504	MECHANICAL & CONTROLS DIAGRAM
				M-601	SPECIFICATIONS
				M-602	SPECIFICATIONS

E100	LEGEND, PANEL SCHEDULE, SINGLE LINE DIAGRAM
E201	FIRST FLOOR PLAN ELECTRICAL
E202	SECOND FLOOR PLAN ELECTRICAL

ABBREVIATIONS

∠	ANGLE	EMER	EMERGENCY	LAM	LAMINATE	RH	ROBE HOOK	VEST	VESTIBULE
AC	ASPHALT CONCRETE	ENCL	ENCLOSURE	LAV	LAVATORY	RL	RAIN LEADER	VR	VAPOR RETARDER
ACM	ASBESTOS CONTAINING MATERIAL	EPDM	ETHYLENE PROPYLENE DIENE MONOMER	LB	POUND	RM	ROOM	VTR	VENT THROUGH ROOF
			EXPANDED POLYSTYRENE	LT	LIGHT	RO	ROUGH OPENING		
ACP	ACOUSTICAL CEILING PANEL	EPS	EQUAL			RUB	RUBBER	WB	WEATHER BARRIER
ADJ	ADJUSTABLE	EQ	EQUIPMENT	MIR	MIRROR			WC	WATER CLOSET
AFF	ABOVE FINISH FLOOR	EQP	EXISTING	MAX	MAXIMUM	SASU	SELF ADHERING SHEET UNDERLAYMENT	WD	WOOD
AIB	AIR INFILTRATION BARRIER	EX	EXTERIOR	MDO	MEDIUM DENSITY OVERLAID			WP	WATERPROOF
AL	ALUMINUM	EXT		MECH	MECHANICAL	SCD	SEAT COVER DISPENSER	WR	WASTE RECEPTACLE
APPROX	APPROXIMATE			MEMB	MEMBRANE	SCHED	SCHEDULE	WSCT	WAINSCOT
ARCH	ARCHITECTURAL	FA	FIRE ALARM	MFR	MANUFACTURER	SF	SQUARE FOOT	WT	WEIGHT
ASB	ASBESTOS	FD	FLOOR DRAIN	MH	MANHOLE	SFRM	SPRAYED FIRE-RESISTIVE MATERIAL	WWF	WELDED WIRE FABRIC
		FDN	FOUNDATION	MIN	MINIMUM				
BD	BOARD	FEC	FIRE EXTINGUISHER CABINET	MISC	MISCELLANEOUS	SHR	SHOWER		
BLDG	BUILDING	FF	FINISH FLOOR	MTD	MOUNTED	SHTH	SHEATHING		
BLKG	BLOCKING	FHC	FIRE HOSE CABINET	MTL	METAL	SIM	SIMILAR		
BM	BEAM	FIN	FINISH	MUL	MULLION	SND	SANITARY NAPKIN DISPENSER		
BOT	BOTTOM	FLASH	FLASHING			SNR	SANITARY NAPKIN RECEPTACLE		
		FLR	FLOOR	NIC	NOT IN CONTRACT	SPEC	SPECIFICATIONS		
CAB	CABINET	FOC	FACE OF CONCRETE/CURB	NO OR #	NUMBER	SQ	SQUARE		
CB	CATCH BASIN	FOF	FACE OF FINISH	NOM	NOMINAL	SQFT	SQUARE FOOT		
CEM	CEMENT	FOS	FACE OF STUD	NTS	NOT TO SCALE	SQYD	SQUARE YARD		
CG	CORNER GUARD	FRP	(GLASS) FIBER REINFORCED PLASTIC			SS	STAINLESS STEEL		
CI	CAST IRON			OA	OVERALL	STA	STATION		
CLG	CEILING	FR	FIRE RETARDANT	OC	ON CENTER	STC	SOUND TRANSMISSION CLASS		
COL	COLUMN	FT	FOOT OR FEET	OD	OUTSIDE DIAMETER	STD	STANDARD		
CONC	CONCRETE	FTG	FOOTING	OFCI	OWNER FURNISHED CONTRACTOR INSTALLED	STL	STEEL		
CONT	CONTINUOUS	FURR	FURRING			STOR	STORAGE		
CTR	CENTER			OFOI	OWNER FURNISHED OWNER INSTALLED	STRUCT	STRUCTURAL		
CTSK	COUNTERSUNK	GA	GAUGE			SUSP	SUSPENDED		
		GALV	GALVANIZED	OFD	OVERFLOW DRAIN	SY	SQUARE YARD		
DBL	DOUBLE	GB	GRAB BAR	OFF	OFFICE				
DEPT	DEPARTMENT	GL	GLASS	OPNG	OPENING	TB	TOWEL BAR		
DF	DRINKING FOUNTAIN	GWB	GYPSUM WALL BOARD	OPP	OPPOSITE	TC	TOP OF CURB		
DET	DETAIL	GYP	GYPSUM	OSB	ORIENTED STRAND BOARD	TEL	TELEPHONE		
DIA	DIAMETER					TEMP	TEMPORARY		
DIM	DIMENSION	HB	HOSE BIBB	PL	PLATE	T&G	TONGUE & GROOVE		
DISP	DISPENSER	HDWD	HARDWOOD	PLAM	PLASTIC LAMINATE	TOC	TOP OF CONCRETE		
DN	DOWN	HM	HOLLOW METAL	PLAS	PLASTER	TOD	TOP OF DECK		
DR	DOOR	HORIZ	HORIZONTAL	PC	PRE-CAST	TPD	TOILET PAPER DISPENSER		
DS	DOWNSPOUT	HR	HOUR	PF	PRE-FINISHED	TRD	TREAD		
DWG	DRAWING	HT	HEIGHT	PR	PAIR	TRTD	PRESSURE TREATED		
DWR	DRAWER	HW	HOT WATER	PWD	PLYWOOD	TOW	TOP OF WALL		
						TYP	TYPICAL		
EA	EACH	ID	INSIDE DIAMETER	R	RISER				
EF	EXHAUST FAN	INSUL	INSULATION	RAD	RADIUS				
EFIS	EXTERIOR INSULATION & FINISH SYSTEM	INT	INTERIOR	RD	ROOF DRAIN	UL	UNDERWRITERS LABORATORIES		
				REF	REFERENCE	UNF	UNFINISHED		
EJ	EXPANSION JOINT	JAN	JANITOR	REFR	REFRIGERATOR	UON	UNLESS OTHERWISE NOTED		
EL	ELEVATION	JT	JOINT	REINF	REINFORCED	UR	URINAL		
ELEC	ELECTRICAL	LAB	LABORATORY	REQ	REQUIRED				
ELEV	ELEVATOR			RESIL	RESILIENT	VERT	VERTICAL		

SYMBOLS



Jensen Yorba Lott Inc
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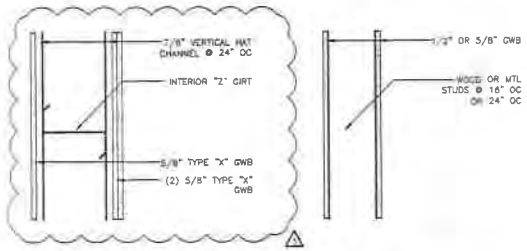
jensenyorbalott.com

A001

PARTITION SCHEDULE



5 6 TYP. PARTITION

1 TYPICAL PARTITION

1-HOUR @ 6
GA FILE NO WP 9020

CODE SUMMARY

2012 INTERNATIONAL BUILDING CODE AS AMENDED BY CBJ

OCCUPANCY:	OCCUPANCY GROUP	AREA	OCCUPANTS	EXITS
FIRST FLOOR:				
COVERED STORAGE	S1	1,423SF	5	1
VEHICLE STORAGE & REPAIR	S1	4,186SF	14	1
VEHICLE WRAP STORAGE	S1	1,455SF 1,305SF	5 4	1 1
SUBTOTAL:		8,059SF	28	2
SECOND FLOOR:				
OFFICE	B	1,372SF	14	1
APARTMENT	R2	1,291SF	6	1
SUBTOTAL:		2,663SF	20	1
TOTAL:		10,712SF	48	

TYPE OF CONSTRUCTION: VB–SPRINKLERED
AREAS ARE NOT SEPARATED BY FIRE BARRIERS

SITE DESCRIPTION:	FIRE SEPARATION DISTANCE	FIRE RESISTANT
NORTH SIDE	18 FT TO PROPERTY LINE	0 HOUR
EAST SIDE	10 FT TO 50' PUBLIC WAY	0 HOUR
SOUTH SIDE	18 FT TO PROPERTY LINE	0 HOUR
WEST SIDE	124 FT TO PROPERTY LINE	0 HOUR

BUILDING PERIMETER WHICH FRONTS ON A PUBLIC WAY OR ACCESSIBLE OPEN SPACE = 140 FT

WEIGHTED AVERAGE OF THE WIDTH OF PUBLIC WAY OR ACCESSIBLE OPEN SPACE = 77.5 FT

SPACE ALLOWABLE AREA INCREASED 22.16% DUE TO FRONTAGE
HEIGHT OF BUILDING = 30 FT
ALLOWABLE HEIGHT = 60 FT

ALLOWABLE AREA:

FLOOR	ROOM	AREA	ALLOWED	RATIO	STATUS
1	COVERED STORAGE	1,423SF	22,551SF	0.06	OK
1	VEHICLE STORAGE & REPAIR	4,186SF	22,551SF	0.06	OK
1	VEHICLE WRAP STORAGE	1,469SF 1,305SF	22,551SF 22,551SF	0.06 0.06	OK OK
TOTAL FOR FLOOR		8,359SF	22,551SF	0.37	OK
2	OFFICE	1,372SF	22,551SF	0.06	OK
2	APARTMENT	2,853SF	22,551SF	0.12	OK
TOTAL FOR FLOOR		2,853SF	22,551SF	0.37	OK
TOTAL FOR BUILDING		11,012SF	45,103SF	0.24	OK

SPACE OCCUPANCY SEPARATIONS:
R2 – S1 – 1 HOUR

ZONING ORDINANCE

ZONING DISTRICT– INDUSTRIAL (I)

SETBACKS
FRONT YARD– 10'
SIDE YARD– 10'
REAR YARD– 10'
STREAM– 50'

PARKING:

1ST FLOOR	7,027SF @ 1/1000 =	7
2ND FLOOR:		
STORAGE	1,485SF @ 1/1000 =	1
APARTMENT	2/UNIT =	2
TOTAL:	=	10

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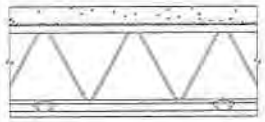
RATED FLOOR ASSEMBLY

FLOOR-CEILING SYSTEMS, NONCOMBUSTIBLE

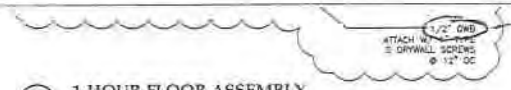
GA FILE NO. FC 1110 | GENERIC | 1 HOUR FIRE

GYPSUM WALLBOARD, STEEL JOISTS, CONCRETE SLAB

One layer 1/2" type X gypsum wallboard or gypsum veneer base applied at right angles to rigid furring channels 24" o.c. with 1" Type S drywall screws 12" o.c. in field. Gypsum board end joints located midway between continuous channels and attached to additional pieces of channel 52" long with screws 8" o.c. Furring channels wire tied to open web steel joists 24" o.c. supporting 3/8" nib metal lath or 9/16" deep 28 gage corrugated steel and 2" concrete slab measured from top of flute. (Passed 90 minute fire test restrained and unrestrained.)



Approx. Ceiling Weight: 2 psf
Fire Test: UL R2717-30, 6-12-84, UL Design G502

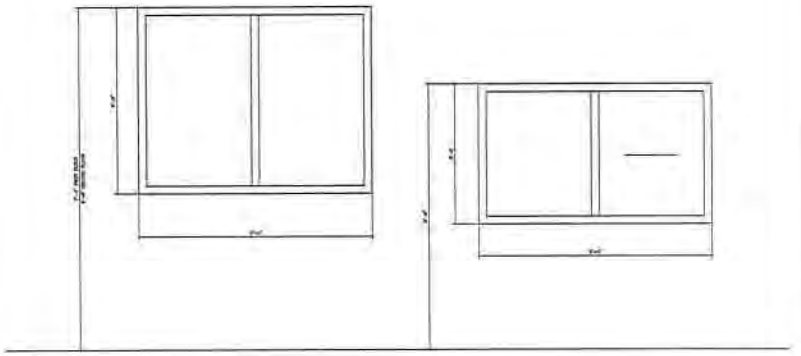


5/8 Type X

A 1-HOUR FLOOR ASSEMBLY
~~BELOW R2 OCCUPANCY~~
GA FILE NO FC1110 (SIMILAR)

Please Attached GA File FC 1110

WINDOW SCHEDULE



A

B EGRESS WINDOW

EGRESS WINDOW NOTE:

MINIMUM NET CLEAR OPENING	5.7SF
MINIMUM HEIGHT	24"
MINIMUM WIDTH	20"
MAXIMUM HEIGHT ABOVE FLOOR	44"

Jensen Yorba Lot
In
522 West 10th Str
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fax 907-586-3
jensenyorbalot.c

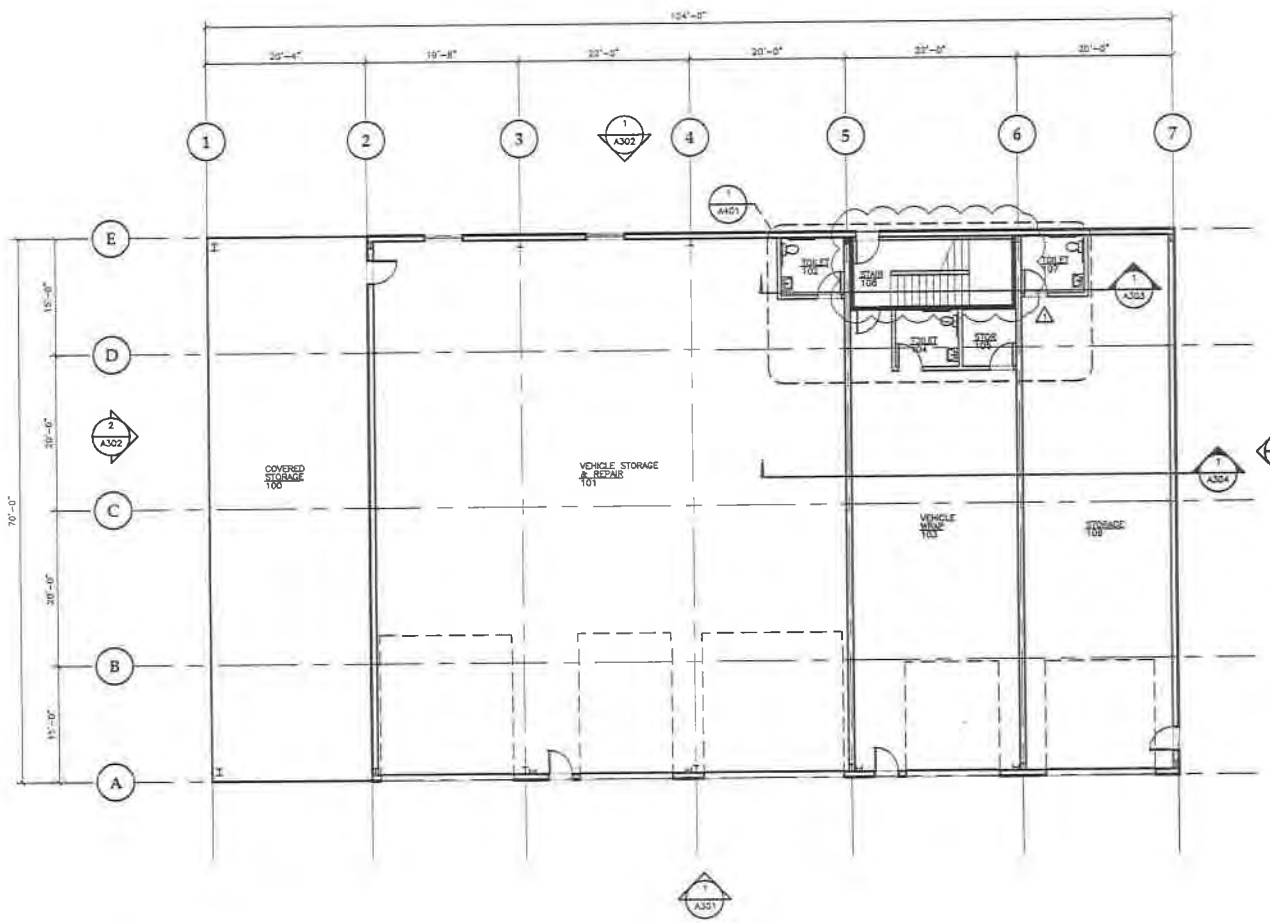
Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way

SHEET TITLE
PARTITIONS SCHEDULE & CODE SUMMA

DATE February 26, 201

A002

Attachment D - 2017 BLD17-578



NOTE:
THESE DRAWINGS ARE BASED ON A LIMITED AMOUNT OF INFORMATION ABOUT AN EXISTING BUILDING. THE CONTRACTOR MUST FIELD VERIFY ALL INFORMATION SHOWN AND NOTIFY THE ARCHITECT OF ANY DISCREPANCY PRIOR TO MODIFICATION

1 FIRST FLOOR PLAN

SCALE: 0 4' 8' 16'

PLAN NORTH

TRUE NORTH

1-HOUR

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Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way

FIRST FLOOR PLAN

A201

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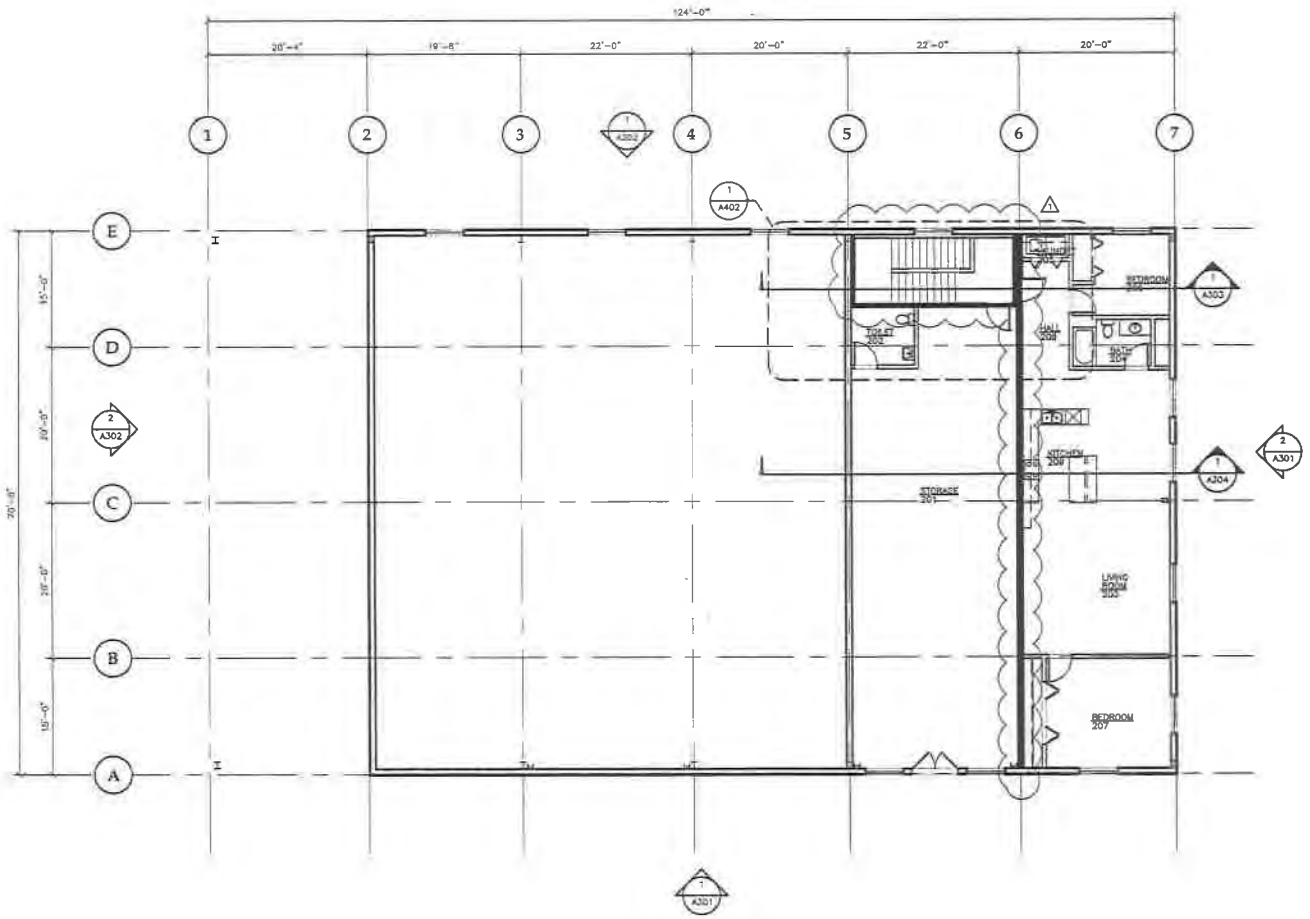

1 SECOND FLOOR PLAN

SCALE: 0 4' 8' 16'

PLAN NORTH

TRUE NORTH

NOTE:
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Bonnell Development
MAINTENANCE SHOP
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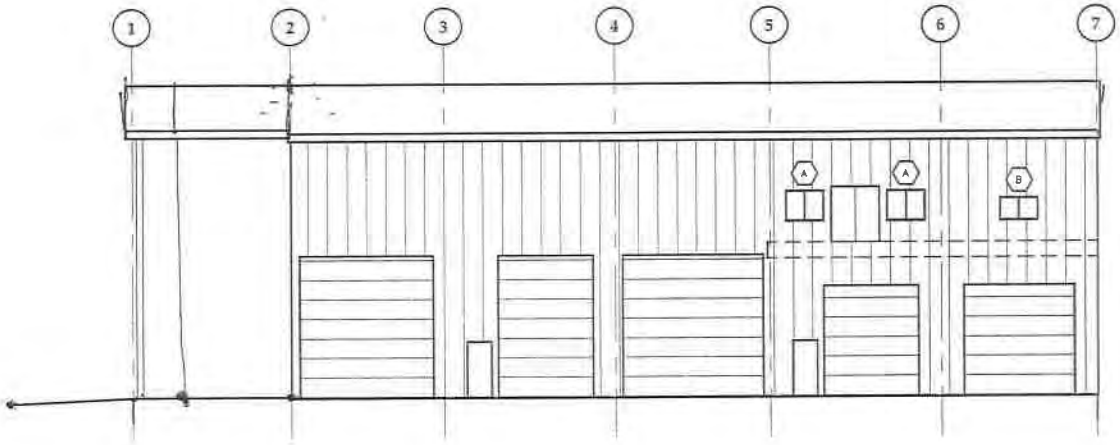
SECOND FLOO
PLAN

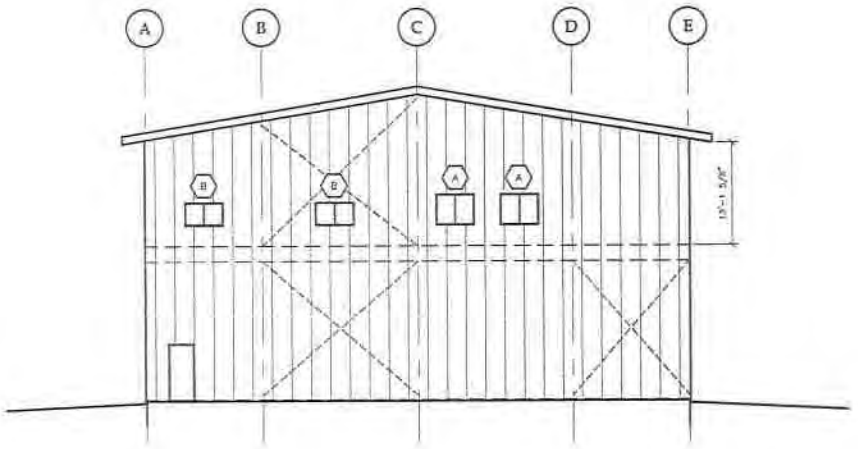
A202

Attachment D - 2017 BLD17-578



1 EXTERIOR ELEVATION - SOUTH

SCALE: 0 4' 8' 16'



2 EXTERIOR ELEVATION - EAST

SCALE: 0 4' 8' 16'

NOTE:
THESE DRAWINGS ARE BASED ON A LIMITED AMOUNT OF INFORMATION ABOUT AN EXISTING BUILDING. THE CONTRACTOR MUST FIELD VERIFY ALL INFORMATION SHOWN AND NOTIFY THE ARCHITECT OF ANY DISCREPANCY PRIOR TO MODIFICATION

RECEIVED
APR 0 2 2018
PERMIT CENTER/CDD

Jensen Yorba Lott Inc

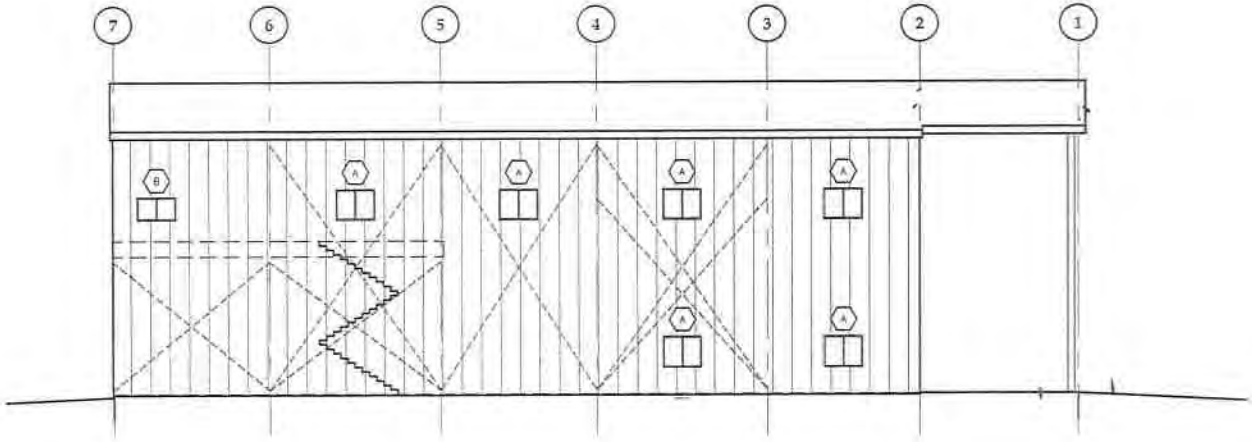
522 West 10th Street
Juneau, Alaska 99801
phone: 907-586-1023
fax: 907-586-3953
jensenyorbalott.com

Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way
Juneau, Alaska

EXTERIOR ELEVATIONS

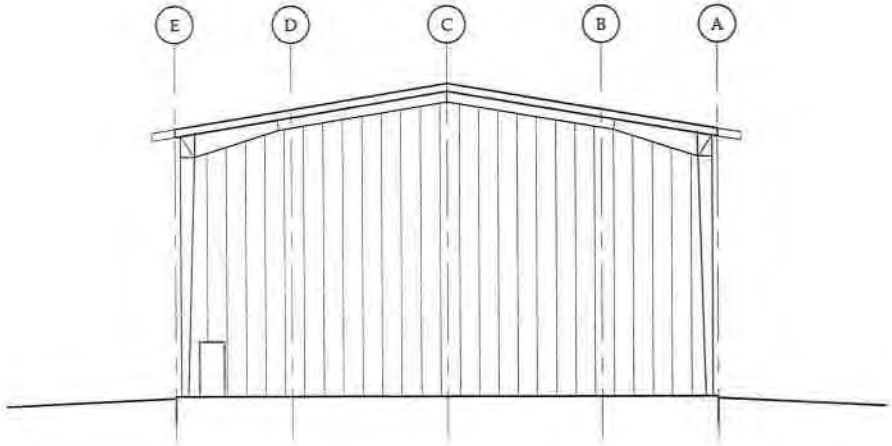
A301

Attachment D - 2017 BLD17-578



1 EXTERIOR ELEVATION - NORTH

SCALE: 0 4' 8' 16'



2 EXTERIOR ELEVATION - WEST

SCALE: 0 4' 8' 16'

RECEIVED
APR 0 2 2018
PERMIT CENTER/CDD

NOTE:
THESE DRAWINGS ARE BASED ON A LIMITED AMOUNT OF INFORMATION ABOUT AN EXISTING BUILDING. THE CONTRACTOR MUST FIELD VERIFY ALL INFORMATION SHOWN AND NOTIFY THE ARCHITECT OF ANY DISCREPANCY PRIOR TO MODIFICATION

Jensen Yorba Lott
In
522 West 10th Stre
Juneau Alaska 9980
phone 907-586-10
fax 907-586-395
jensenyorbalott co

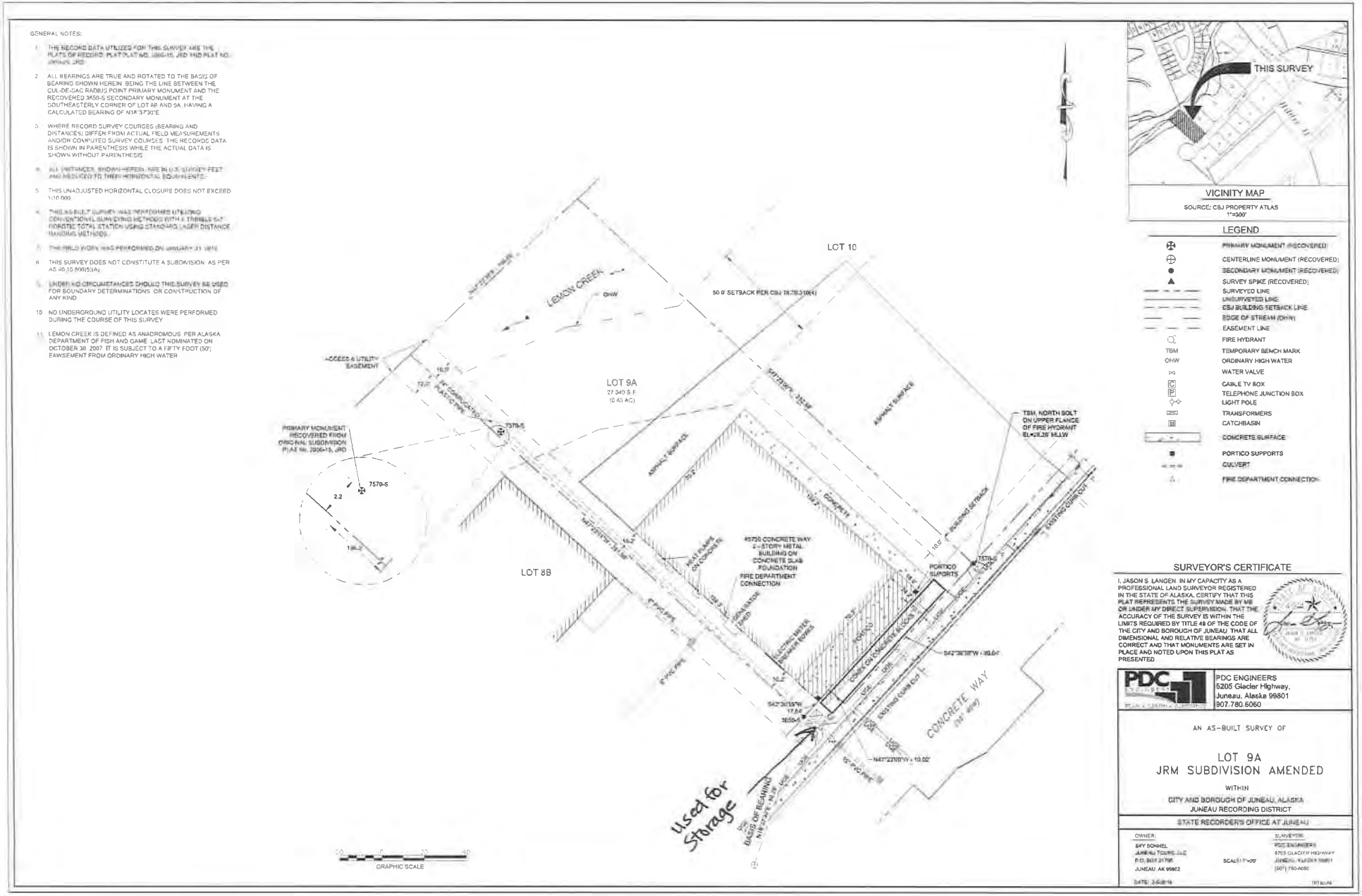
Bonnell Development
MAINTENANCE SHOP
5750 Concrete Way
Juneau, Alaska

EXTERIOR ELEVATIONS

DATE February 26 2018

A302

Attachment D - 2017 BLD17-578



Attachment E - 2019 As-Built Survey

Certificate of Occupancy

City & Borough of Juneau, Alaska

This Certificate is issued pursuant to the requirements of CBJ Title 19.01 certifying that at the time of issuance, this structure was in compliance with the various ordinances of the City & Borough of Juneau regulating building construction or use for the following project:

Foundation and grading Modified 2/7/18 to include steel building. Modified to change apartment to offices and break room.

Building Address: 5750 CONCRETE WAY

Occupancy Group: S-1 / B* / R-2

Owner of Building: CENTRAL COUNCIL OF TLINGIT & HAIDA
INDIAN TRIBES OF ALASKA
9097 GLACIER HWY
JUNEAU AK 99801

Legal Description of Building Lot:

JRM LT 9A

Parcel No: 5-B12-0-106-017-1

Building Permit No. BLD20170578

Construction Type: Type V-B
Code Edition: 2012 IBC

Occupant Load: N/A

Sprinklers: Required Yes
Provided Yes

Building Official: Charlie Ford, BO

Signature

Date of Issuance: May 17, 2021

Post this Certificate in a conspicuous place for the duration of the stated occupancy.

Attachment F - 2021 Certificate of Occupancy

From: Hixson, Ryan M LCDR USCG D17 (USA)
To: Jennifer Shields
Subject: RE: WCF22-01 - CCT&H Wireless Communications Tower
Date: Monday, January 23, 2023 2:06:19 PM

Jen,

Our Spectrum Manager took a look, and there shouldn't be any issues with this moving forward as there seems to be enough separation of the signals, and they won't be using the same frequencies that we use. If any issues arise in the future, we would be able to work with them to deconflict.

Let me know if you need anything else!

V/r
LCDR Ryan Hixson
D17 C5I & Security Div
907-463-2222

From: Jennifer Shields <Jennifer.Shields@juneau.gov>
Sent: Thursday, January 19, 2023 4:57 PM
To: Hixson, Ryan M LCDR USCG D17 (USA) <Ryan.M.Hixson@uscg.mil>
Subject: [URL Verdict: Suspect][Non-DoD Source] WCF22-01 - CCT&H Wireless Communications Tower

LCDR Hixson,

Thank you for taking my phone call today regarding a new radio tower being proposed by the Central Council of the Tlingit and Haida. If you are not the appropriate point of contact, could you please forward this request on to the correct person?

Application:
Attached is a CBJ Wireless Communications Facility (WCF) application for a Special Use Permit to construct a new 62-foot tall wireless communications tower on property located at 5750 Concrete Way. This property is in an industrial zoning district.

Central Council of the Tlingit and Haida (CCT&H) has established a Department of Public Safety and Tribal Emergency Operations Center (TEOC) at this location. Specifically, the WCF will be used for Emergency First Responder Communications using VHF/UHF.

This request will be heard by the CBJ Planning Commission on February 28, 2023.

Agency Comments:

If you would like to submit formal comments on this development proposal, please submit them on the attached form, if possible, no later than Friday, January 27, 2023. If that does not give you enough time just let me know and we'll work something out.

Thank you in advance for your assistance.

Very Respectfully,

Jennifer L. Shields| Planner II
Community Development Department | City & Borough of Juneau, AK
Location: 230 S. Franklin Street, 4th Floor Marine View Building
Office: 907.586.0753 ext. 4139

Note: My email changed to jennifer.shields@juneau.gov beginning on December 5, 2022.

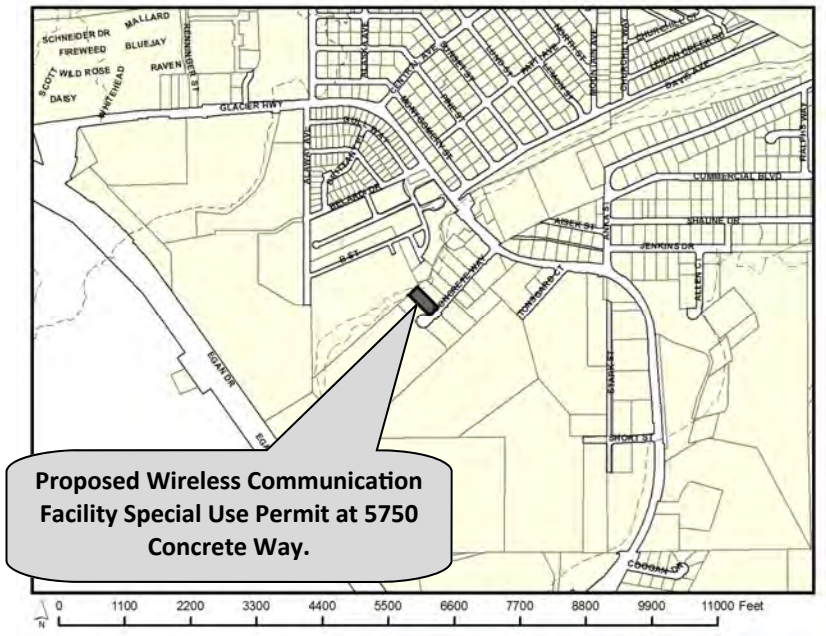
CITY AND BOROUGH OF JUNEAU
ALASKA'S CAPITAL CITY

Fostering excellence in development for this generation and the next.

Invitation to Comment

On a proposal to be heard by the CBJ Planning Commission

Your Community, Your Voice



Proposed Wireless Communication Facility Special Use Permit at 5750 Concrete Way.

CITY AND BOROUGH OF JUNEAU
ALASKA'S CAPITAL CITY
COMMUNITY DEVELOPMENT

155 S. Seward Street Juneau, Alaska 99801

TO:

An application has been submitted for consideration and public hearing by the Planning Commission for **a Wireless Communication Facility Special Use Permit** at **5750 Concrete Way** in an **Industrial** zone.

PROJECT INFORMATION:
Project Information can be found at:
https://juneau.org/community-development/short-term-projects

PLANNING COMMISSION DOCUMENTS:
Staff Report expected to be posted **February 21, 2023** at
https://juneau.org/community-development/planning-commission
Find hearing results, meeting minutes, and more here, as well.

Now through Feb. 6

Comments received during this period will be sent to the Planner, **Jennifer Shields,** to be included as an attachment in the staff report.

Feb. 7— noon, Feb. 24

Comments received during this period will be sent to Commissioners to read in preparation for the hearing.

HEARING DATE & TIME: 7:00 pm, Feb. 28 2023

This meeting will be held in person and by remote participation. For remote participation: join the Webinar by visiting https://juneau.zoom.us/j/85332637622 and use the Webinar ID: 853 3263 7622 OR join by telephone, calling: 1-253-215-8782 and enter the Webinar ID (above).

You may also participate in person in City Hall Assembly Chambers, 155 S. Seward Street, Juneau, Alaska.

Mar. 1

The results of the hearing will be posted online.

FOR DETAILS OR QUESTIONS,

Phone: **(907)586-0753 ext. 4139◆**
Email: **pc_comments@juneau.gov**
Mail: **Community Development, 155 S. Seward Street, Juneau AK 99801**

Case No.: WCF2022 0001
Parcel No.: 5B1201060171
CBJ Parcel Viewer: http://epv.juneau.org

Printed January 20, 2023

Facing towards creek

Facing towards Concrete Way

Facing towards highway