



## Letter of Intent / Request for Variance – Denton County Public Safety Tower

August 5, 2024

**Subject:** Request for Variance for Denton County Public Safety Tower Exceeding Height Restrictions by 100 Feet

### Site Information:

<b>Project Name</b>	Motorola P25 – Denton County
<b>Site Name</b>	Sanger
<b>Physical Site Address</b>	1175 Union Hill Road, Sanger TX 76266
<b>County</b>	Denton County, TX
<b>Jurisdiction</b>	City of Sanger, TX
<b>Zoning District</b>	I-1 - Industrial
<b>Latitude</b>	33° 22' 02.13" N (NAD 83)
<b>Longitude</b>	97° 07' 21.79" W (NAD 83)
<b>Elevation</b>	684.7' AMSL (NAVD88)

**City of Sanger, TX City Code, Chapter 25: "I-1 Industrial District", subsection 25.2: "Height Restrictions":**  
Maximum height of two hundred feet for radio communications towers, and one hundred (100) feet for all other structures.

(Ordinance 08-28-11 adopted 8/1/11)

On behalf of Denton County, TX, EnerTech Resources is formally requesting a variance from the current zoning regulations to allow the construction of a public safety communications tower that exceeds the height restriction by 100 feet at 1175 Union Hill Road.

The proposed tower, with a total height of 300, is essential to enhance public safety communications within Denton County. This infrastructure is critical for ensuring reliable communication among emergency services, including police, fire, and medical response teams, especially in areas currently experiencing significant coverage gaps.

### Justification for Variance:

**1. Public Safety:** The primary objective of this project is to improve public safety by ensuring seamless communication for Denton County. The additional height is crucial to cover a broader area, reduce dead zones, and enhance signal strength, thereby enabling prompt and coordinated responses to emergencies.



**2. Technological Necessity:** Modern public safety communications technology requires line-of-sight for optimal performance. The increased height of the tower will facilitate the use of advanced communication systems, ensuring our community benefits from the latest technological advancements in public safety.

**3. Topographical Challenges:** The geographical features of the proposed location necessitate a taller structure. The area's natural elevations and obstructions hinder effective signal propagation at the current height limit. The additional 100 feet will mitigate these challenges and ensure comprehensive coverage.

**4. Minimal Visual Impact:** The proposed site has been carefully selected to minimize visual impact on the surrounding area. We have conducted thorough assessments to ensure that the tower's height increase will not significantly affect the aesthetic value of the community. (Attached: EX1 – Photo simulations of the proposed structure)

**Conclusion:** Granting this variance will have a substantial positive impact on our community's safety and well-being. We are committed to working closely with the Zoning Board of Appeals and other relevant stakeholders to address any concerns and ensure the successful implementation of this project. We kindly request your favorable consideration of this variance application. Thank you for your time and attention to this matter.

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