



City of Grand Island

Tuesday, April 08, 2003

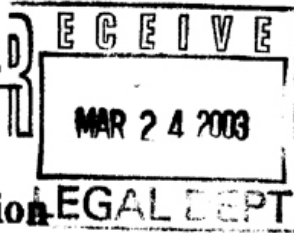
Council Session

Item E1

Public Hearing on Request of NECO PCS, Inc. dba Nebraska Wireless Telephone Company for Conditional Use Permit

Tom Schultz representing NECO PCS, Inc. dba Nebraska Wireless Telephone Company, 1512 South Locust Street, has submitted a request with the City Clerk's Office for a Conditional Use Permit to allow for construction of a 330' telecommunications transmission tower to be located at 4940 Gold Core Drive. This request has been reviewed by the Building, Legal, Utilities, Regional Planning, and Public Works Departments. It is appropriate at this time to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: Craig Lewis



Non-Refundable Fee: \$155.00
Return by: _____
Council Action on: _____

Conditional Use Permit Application

pc: Building, Legal, Utilities
Planning, Public Works

1. The specific use/construction requested is: ERECT TELECOMMUNICATIONS TRANSMISSION TOWER
2. The owner(s) of the described property is/are: CITY OF GRAND ISLAND
3. The legal description of the property is: LOT 10 PLATTE VALLEY INDUSTRIAL PARK 3RD SUB-DIVISION
4. The address of the property is: 4940 GOLD CORE RD.
5. The zoning classification of the property is: ME - INDUSTRIAL ESTATES ZONE
6. Existing improvements on the property is: RAW LAND
7. The duration of the proposed use is: HEREAFTER
8. Plans for construction of permanent facility is: ERECT TOWER WITH SHELTER BUILDING TO HOUSE BASE STATION AND SWITCH.
9. The character of the immediate neighborhood is: INDUSTRIAL / AGRICULTURAL
10. There is hereby **attached** a list of the names and addresses of all property owners within 200' of the property upon which the Conditional Use Permit is requested.
11. Explanation of request: TO CONSTRUCT A TELECOMMUNICATIONS TOWER WHICH WILL ALLOW PROVISION OF COMPETITIVE TELECOMMUNICATIONS SERVICES.

I/We do hereby certify that the above statements are true and correct and this application is signed as an acknowledgement of that fact.

03 21 03 Date
LARRY DISENBERT, VP OPERATIONS
NE COLORADO CELLULAR, INC. Owners(s)
970-542-3602 Phone Number
1224 WEST PLATTE AVENUE Address
FORT MORTAN City CO State 80701 Zip

Please Note: Delays May Occur if Application is Incomplete or Inaccurate.

March 20, 2003

City of Grand Island
Planning and Zoning Committee
100 E. 1st St.
Grand Island, Nebraska 68801

Re: Tower Construction Application – Lot 10 Platte Valley Industrial Park 3rd Subdivision

To Whom It May Concern:

NECO PCS, Inc., d.b.a. Nebraska Wireless Telephone Company hereby makes application to the City of Grand Island for permission to develop a wireless transmission tower located at 4940 Gold Core Road, also known as Lot 10 Platte Valley Industrial Park 3rd Subdivision. The owner of the property upon which the tower is to be constructed is:

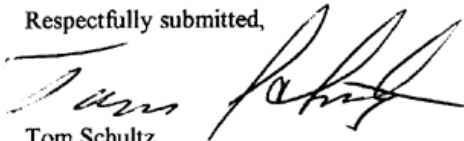
City of Grand Island Utilities
2nd & Pine
Grand Island, Nebraska 68801

There is no other tower or antenna support structure within a one- (1) mile radius of this tower site location. The attached engineering drawing shall act as evidence that the proposed tower will meet the Building Code, construction standards as set forth by the City Code and federal and state law as well as meeting applicable ANSI standards. This tower is vital to our operation. This tower will become the central office of our Nebraska Wireless Telephone Company network. It will house all our transmission relays to surrounding towers as well as our wireless voice transmission. The surrounding towers and structures are not suitable or at the optimum height for which we seek.

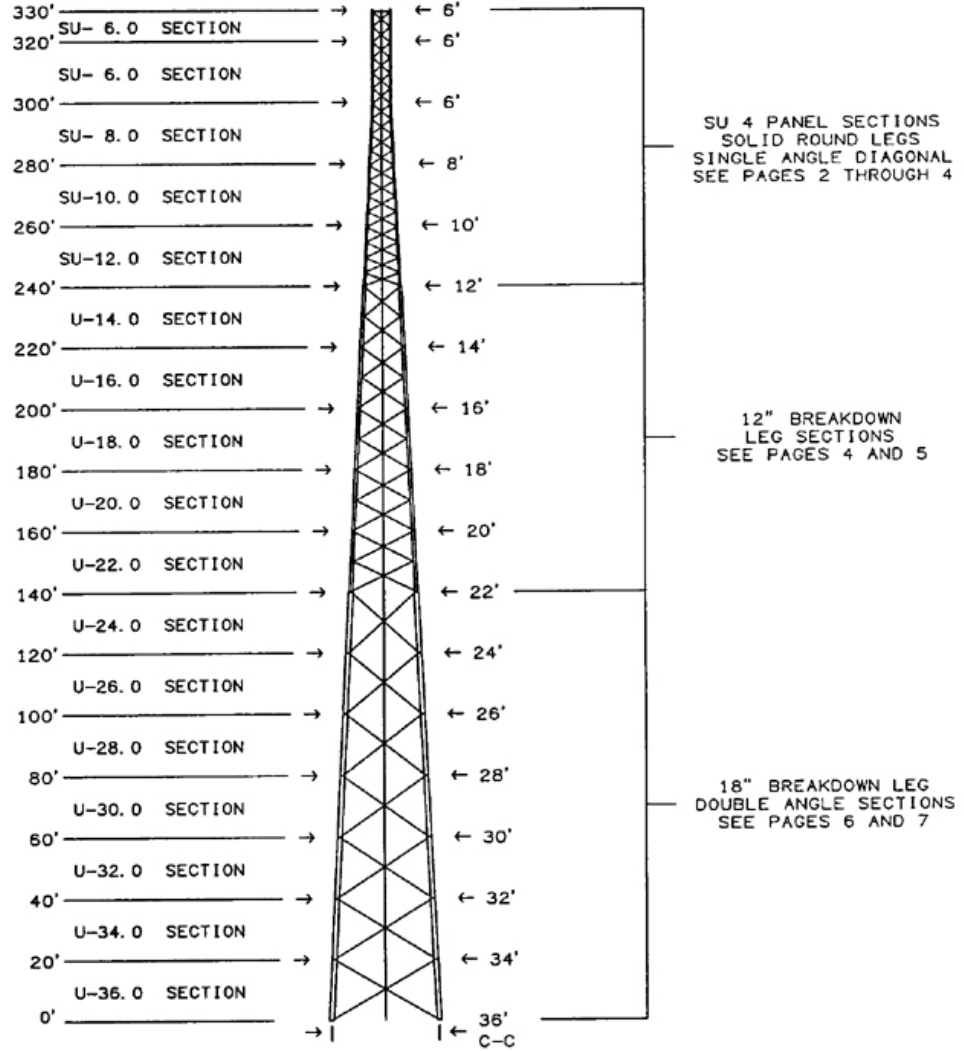
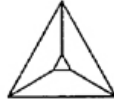
A color photo of the proposed site with a photo-realistic representation of the tower overlaid upon the photo is attached for review. The attached survey reflects the site layout with location of buildings, roadways, fences, etc., while the attached manufacture's collateral provides detail of equipment and appurtenances. A copy of the agreement for warranty deed and the ordinance directing and authorizing the conveyance of said property to NECO PCS, d.b.a. Nebraska Wireless Telephone Company which is contingent of this conditional use permit between NECO PCS and the City of Grand Island is attached for reference and as formal execution of this application.

For additional information please contact: Tom Schultz
Nebraska Wireless Telephone Company
1512 South Locust Street
Grand Island, Nebraska 68801
(308) 370-9601


Respectfully submitted,



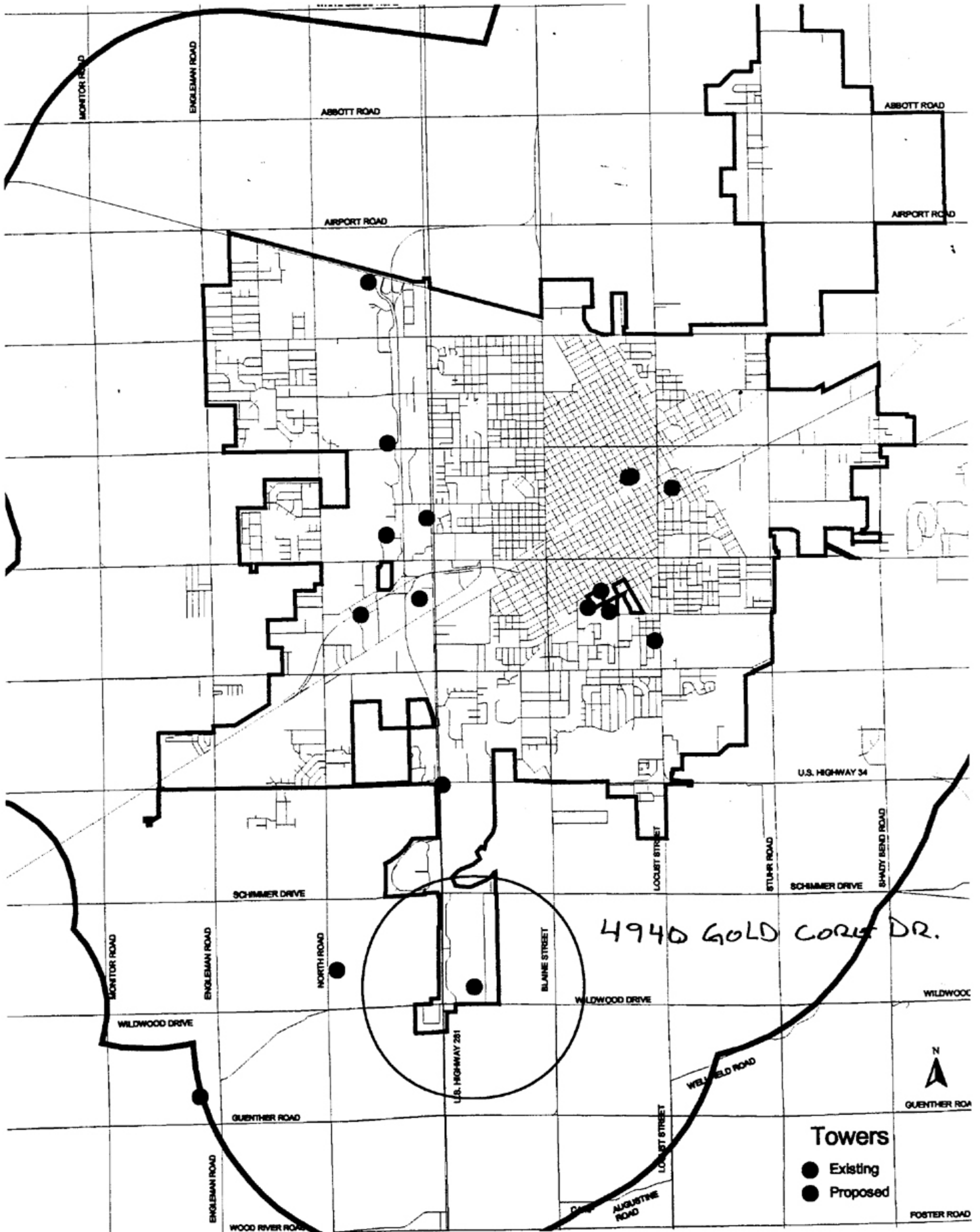
Tom Schultz
NECO PCS



**PRELIMINARY
DESIGN
DO NOT BUILD**

		330' SELF-SUPPORTING TOWER	
		GRAND ISLAND, NEBRASKA	
		SU- 36.0 X 330' SELF-SUPPORTING TOWER	
NEBRASKA C. O. A. CA0955E		 PIRON INC. A Valmont Industries Company 1545 Pidge Dr., P.O. Box 128 Plymouth, IN 46565-0128 574-936-4221	
APPROVED/ENG.			
APPROVED/FOUND.	N/A		
COPYRIGHT 2003			
DRAWN BY	CRF	ENG. FILE NO. PROPOSED	DRAWING NO.
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4940 GOLD COURT DR.

Towers

- Existing
- Proposed



GUENTHER ROAD

FOSTER ROAD