

**U.S. Department of the Interior  
Bureau of Land Management**

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**Categorical Exclusion**

**Commnet Cellular On Wheels (COW) 31–Mile Mountain**

**PREPARING OFFICE**

U.S. Department of the Interior  
Bureau of Land Management  
3028 East Main St.  
Cañon City, CO 81212





**Categorical Exclusion**  
**Commnet Cellular On Wheels (COW) 31–Mile**  
**Mountain**

**DOI-BLM-CO-F020–2015–0016 CX**

Prepared by  
**U.S. Department of the Interior**  
**Bureau of Land Management**  
**Royal Gorge Field Office**  
**Cañon City, CO**

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## A. Background

**BLM Office:** Royal Gorge Field Office

LLCOF02000

**Lease/Serial/Case File No.:** COC-75417

**Proposed Action Title/Type:** Communications Site

**Location of Proposed Action:** Park County, Colorado

Sixth Principal Meridian, Colorado

T. 15 S., R. 73 W.,

sec. 26, SW $\frac{1}{4}$ SW $\frac{1}{4}$ ;

sec. 27, S $\frac{1}{2}$ SW $\frac{1}{4}$ , S $\frac{1}{2}$ SE $\frac{1}{4}$ ;

sec. 28, lot 3, SE $\frac{1}{4}$ SE $\frac{1}{4}$ ;

sec. 33, lot 1, NE $\frac{1}{4}$ NE $\frac{1}{4}$ , SW $\frac{1}{4}$ NW $\frac{1}{4}$ ;

sec. 34, N $\frac{1}{2}$ NW $\frac{1}{4}$ .

**Applicant:** Commnet of Nevada, LLC

**Description of Proposed Action:** On December 19, 2011, Commnet of Nevada LLC (Commnet) submitted an application for a communications use lease on public lands to provide wireless communications service in the Guffey, CO and Thirty-one Mile Mountain areas. Refer to Figures 1.1 & 1.2 for overview and project vicinity maps. The application is for a short-term communications use lease, less than three years, to determine the feasibility of a permanent site. The proposed communication use lease would be non-renewable. Any proposal for a permanent site would require a new application and new NEPA analysis.

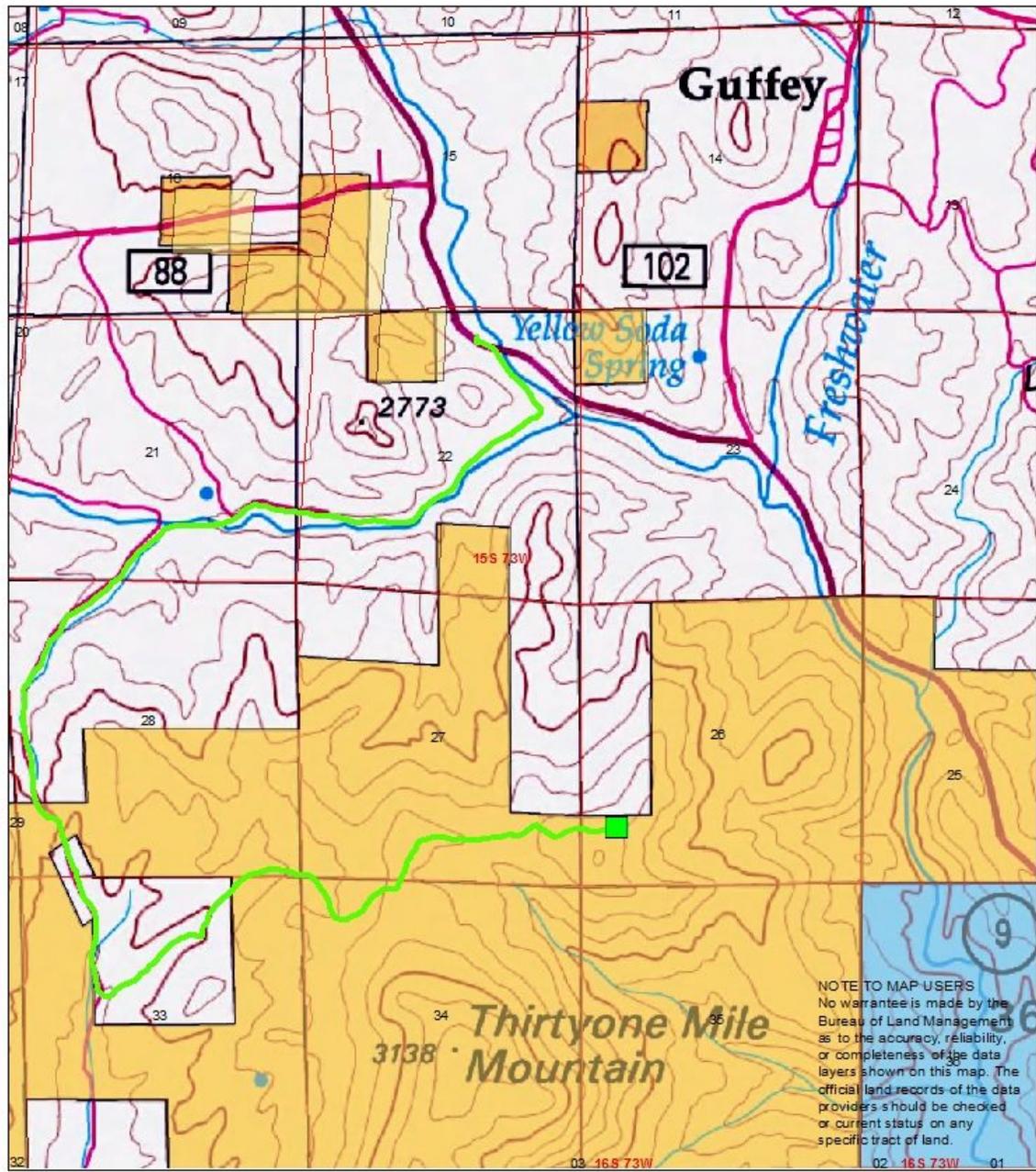
The proposed communication facility would provide wireless communication services to the area surrounding Guffey, CO, for residents and visitors. It would also provide wireless communication abilities to emergency services such as police, fire responders, and emergency medical technicians, not presently available in the area.

The proposed site is approximately 100 feet by 100 feet, containing 0.23 acres more or less. The site will consist of a Cellular On Wheels (COW) which will be transported and installed on the site. The COW consists of a communication pole (tower), Li-On battery bank, the solar control cabinet and solar panels installed on a mobile wheeled platform that will be transported to the location as one unit (refer to Figure 1.3 for example). The tower will be anchored by guy wires which are attached to concrete ballast blocks that sit on the ground. There will also be one separate trailer parked next to the COW which will have two equipment cabinets and GPS antenna on them for operation of the COW. Once fully installed, the COW will be approximately 30 feet long by 10 feet wide and will be primarily powered by solar panels that are attached to the trailer and will be extended once the trailer is in place. The tower will be a 100 foot tall, grey monopole-style tower. Back-up power will be supplied by a propane generator which is mounted on the trailer. The propane fuel tank for the generator is not attached to the trailer and will be

located on the ground along-side the trailer. The propane tank will be a 500 gallon tank, 10 feet long by 3 feet wide. There will be three cellular antennas at the top of the tower, approx. 96 feet high, and a 3 foot diameter microwave dish located on the tower at approx. 30 feet high. Refer to Figure 1.4, Project Site Plan, for proposed site layout.

The COW will be towed to the proposed location by vehicle using the existing route identified in Figure 2. A portion of this route is used by the residents of the Aspen Meadows Ranch subdivision and the owner of a private in-holding under serial number COC-54571. Commnet has provided documentation of their right to cross these private lands. The proposed access route is 15 feet wide (7.5 feet from the centerline) and crosses approximately 1.91 miles of BLM land, encompassing a total of 3.48 acres of public lands. The total amount of public lands involved is 3.71 acres (site and access road).

Commnet would like to complete installation during May, 2015. Three to four personnel and vehicles will be onsite during the installation and setup of the COW which should take less than five days. The COW can be levelled onsite, therefore, no grading or clearing of vegetation will be needed. Due to the remoteness and limited access to the site, Commnet has no plans to fence the site, unless required to do so. The site will be in use 24 hours a day, 365 days a year. Once fully installed and operational, Commnet personnel will make regular (one to two) monthly maintenance inspections of the site by vehicle, unless an emergency dictates otherwise. If weather, such as snow, affects access to the site, snow machines or other appropriate forms of transportation will be utilized.



COC-75417 Commnet COW - 31-Mile Mountain Overview

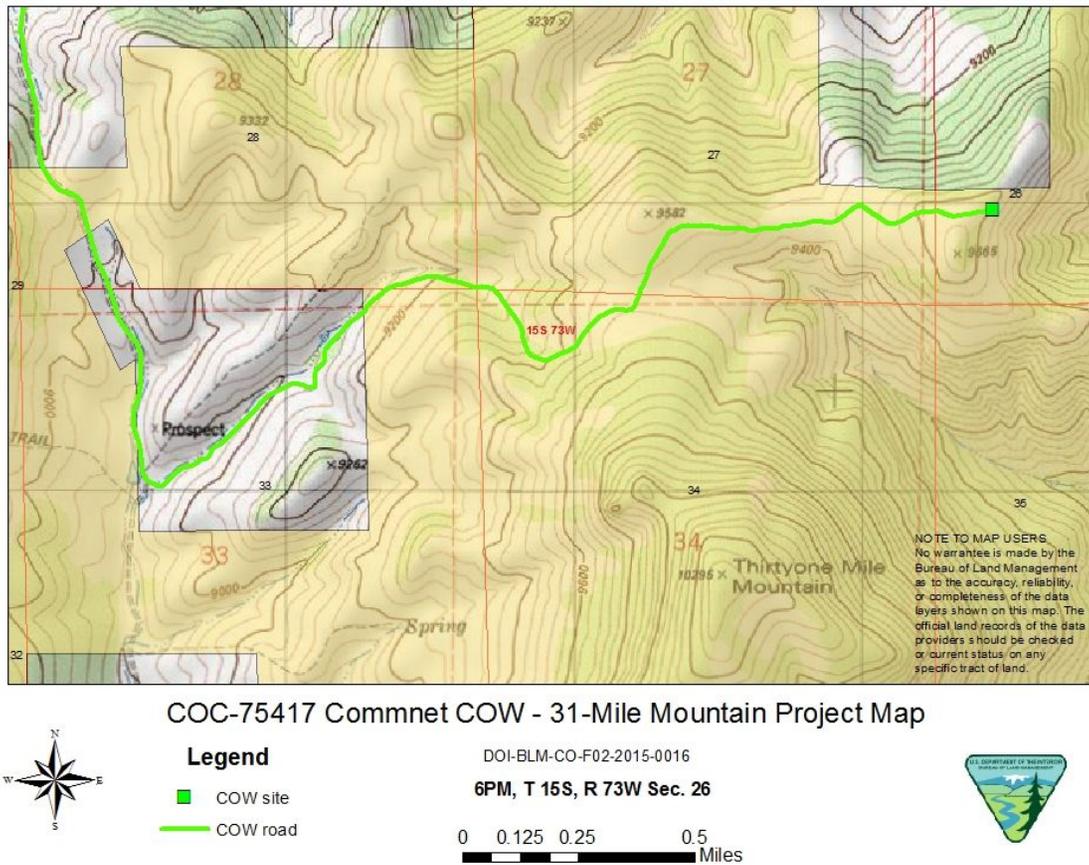
**Legend**  
■ COW site  
— COW road

DOI-BLM-CO-F02\_2015-0016

0 0.25 0.5 1 Miles



Figure 1.1. 31-Mile Mountain COW Overview Map



**Figure 1.2. 31–Mile Mountain COW Project Map**



**Solar-powered Cellular On Wheels (COW) w/ microwave dish.**

**Figure 1.3. Example of COW**

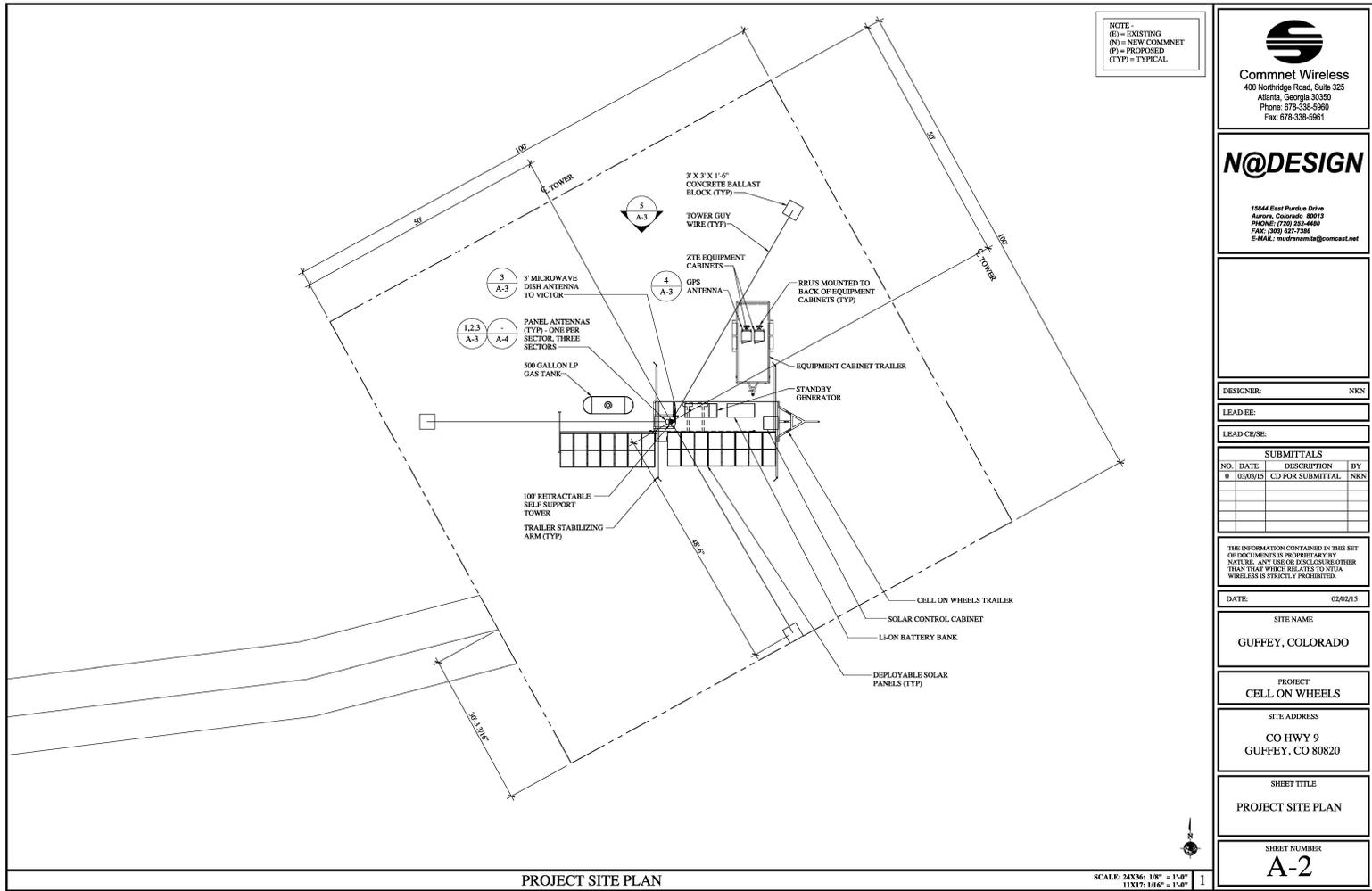


Figure 1.4. Project Site Plan

## B. Land Use Plan Conformance

### Land Use Plan Name:

Name of Plan: Royal Gorge Resource Management Plan, Record of Decision

Date Approved: May 13, 1996

Decision Number: C-115, C-116

Decision Language: C-115: Allow local purpose powerlines, pipelines, communication lines and sites, and other types of ROWs only when a clear need is demonstrated, and the beneficial environmental effects outweigh the costs; C-116: Authorize minor ROWs on a case-by-case basis utilizing criteria for ROW objectives in each specific eco-subregion.

## C. Compliance with NEPA:

The Proposed Action is categorically excluded from further documentation under the National Environmental Policy Act (NEPA) in accordance with 516 DM 2, Appendix 1, or 516 DM 11.9.

This categorical exclusion is appropriate in this situation because there are no extraordinary circumstances potentially having effects that may significantly affect the environment. The proposed action has been reviewed, and none of the extraordinary circumstances described in 516 DM 2 apply.

CATEGORICAL EXCLUSION REVIEW: This proposed action is listed as a Categorical Exclusion in DOI Departmental Manual Part 516 Chapter 11 E (19). None of the following exceptions in 516 DM 2, Appendix 2, apply.

**Table 1.1. Exclusion Criteria**

Exclusion Criteria	YES	NO
1. Have significant impacts on public health or safety.		X
2. Have significant impacts on such natural resources and unique geographic characteristics as historic or cultural resources; park, recreation, or refuge lands; wilderness areas; lands with wilderness characteristics; wild or scenic rivers; national natural landmarks; sole or principal drinking water aquifers; prime farmlands; wetlands; floodplains; national monuments; migratory birds; and other ecologically significant or critical areas.		X
3. Have highly controversial environmental effects or involve unresolved conflicts concerning alternative uses of available resources.		X
4. Have highly uncertain and potentially significant environmental effects or involve unique or unknown environmental risks.		X
5. Establish a precedent for future action or represent a decision in principle about future actions with potentially significant environmental effects.		X
6. Have a direct relationship to other actions with individually insignificant but cumulatively significant environmental effects.		X
7. Have significant impacts on properties listed, or eligible for listing, on the National Register of Historic Places as determined by either the bureau or office.		X
8. Have significant impacts on species listed, or proposed to be listed, on the List of Endangered or Threatened Species, or have significant impacts on designated Critical Habitat for these species.		X

Exclusion Criteria	YES	NO
9. Violate a Federal law, or a State, local or tribal law or requirement imposed for the protection of the environment.		X
10. Have a disproportionately high and adverse effect on low income or minority populations.		X
11. Limit access to and ceremonial use of Indian sacred sites on Federal lands by Indian religious practitioners or significantly adversely affect the physical integrity of such sacred sites.		X
12. Contribute to the introduction, continued existence, or spread of noxious weeds or non-native invasive species known to occur in the area or actions that may promote the introduction, growth, or expansion of the range of such species.		X

**Table 1.2. Interdisciplinary Team Review**

INTERDISCIPLINARY TEAM REVIEW			
NAME	TITLE	AREA OF RESPONSIBILITY	Initials/date
Lara Duran	Wildlife Biologist	Terrestrial Wildlife, T&E, Migratory Birds	LD 5/4/2015
John Lamman	Range Management Spec.	Range, Vegetation, Farmland, Weeds	JL, 5/8/2015
Dave Gilbert	Fisheries Biologist	Aquatic Wildlife, Riparian/Wetlands	DG 4/30/15
Stephanie Carter	Geologist	Minerals, Paleontology, Waste Hazardous or Solid	SSC, 5/14/15
John Smeins	Hydrologist	Hydrology, Water Quality/Rights, Soils	JS, 4/30/15
Ty Webb	Fire Management Officer	Air Quality	TW, 4/30/15
Dave Parker	Cadastral Surveyor	Cadastral Survey	DP, 5/20/15
Linda Skinner	Outdoor Recreation Planner	Recreation, Wilderness, LWCs, Visual, ACEC, W&S Rivers,	LS, 5/4/2015
Ken Reed	Forester	Forestry	KR, 5/11/15
Monica Weimer	Archaeologist	Cultural, Native American	MMW, 3/19/15
Greg Valladares	Realty Specialist	Realty	GDV 05/11/2015
Ty Webb	Fire Management Officer	Fire	TW, 4/30/15

**REMARKS:**

**Cultural Resources:** Because of the highly limited nature of the undertaking, the risk of impacts to historic properties is extremely low. Therefore, no cultural resources inventory is necessary.

**Native American Religious Concerns:** Because no cultural resources inventory has been performed for this undertaking, it is not known with certainty whether any traditional or sacred cultural properties are present on the relevant acreage. However, an inventory will be conducted before initiation of any undertakings that might affect sites of concern to Native Americans.

**Threatened and Endangered Species:** The proposed site does not support suitable habitat for federally listed threatened, endangered, or proposed plant or animal species. There would be no effects to federally listed threatened, endangered, or proposed plant or animal species as the result of this proposed project.

The proposed site spatially overlaps with suitable habitat for:

- two BLM sensitive species, Townsend's big eared bat and fringed myotis and

*Chapter 1 Comment Cellular On Wheels (COW)*

*31-Mile Mountain*

*C. Compliance with NEPA:*

- two BLM priority migratory bird species, Cassin's finch and Swainson's hawk
- Colorado Partners in Flight migratory bird species of conservation concern
- prairie falcon

Since the footprint size of this proposed action is very limited in extent, is wheeled and construction and vegetation removal are not proposed, the effects that this would have on these species would be minor. The tower may provide increased opportunity for prairie falcon perching and foraging as a result of the height of cell tower, which could benefit individual prairie falcon in that area. There would be discountable and insignificant effects on the two bat species in terms of their ability to forage.

Cassin's sparrow is a ground nesting bird and installation is proposed during its breeding season (May 21 to August 5th), so a walk through survey of the access route and location of the tower would be necessary to ensure this species is not nesting in the proposed route or communications site. Alternatively, installation could occur after August 5th if surveys would not be feasible. The walk-through survey would need to be completed during the breeding season for this species before driving the proposed route and before installation. It would need to be done by a qualified bird surveyor, following pre-approved protocols. If nesting is detected, then installation would need to be delayed until chicks fledge, or an alternative access route could be surveyed. With this mitigation, there would be insignificant and discountable effects to Cassin's sparrow.

Wastes, hazardous or solid: If the project involves oil or fuel usage, transfer or storage, an adequate spill kit and shovels are required to be onsite during project implementation. The project proponent will be responsible for adhering to all applicable local, State and Federal regulations in the event of a spill, which includes following the proper notification procedures in BLM's Spill Contingency Plan.

## **D. Approval and Contact Information**

**COMPLIANCE PLAN** (optional): A set of standard stipulations, along with mitigation included in the Remarks section, will be included with the Communications Use Lease.

**NAME OF PREPARER**: Greg Valladares

**SUPERVISORY REVIEW**: /s/ Jay Raiford

**NAME OF ENVIRONMENTAL COORDINATOR**: /s/ Martin Weimer

**DATE**: 2/20/15

**DECISION AND RATIONALE:** I have reviewed this Categorical Exclusion and have decided to implement the Proposed Action.

This action is listed in the Department Manual as an action that may be categorically excluded. I have evaluated the action relative to the 10 criteria listed above and have determined that it does not represent an exception and is, therefore, categorically excluded from further environmental analysis.

SIGNATURE OF AUTHORIZED OFFICIAL:

Keith E. Berger, Field Manager

DATE SIGNED:

# Appendix A. Plan of Development



## Communication Site Plan of Development For Guffey, CO

1. Purpose and Need of the Facilities:
  - a. What will be built – a "Cellular on Wheels" (COW) will be installed at this site. A COW consists of the communication pole (tower), Li-On battery bank, the solar control cabinet and the solar panels installed on a mobile wheeled platform that is transported to the location as one unit. The platform is parked within the lease space and the tower itself is anchored by guy wires which are attached to concrete ballast blocks that sit on the ground and are also located within the lease area. Also, there will be separate trailer parked next to the COW which will have the two equipment cabinets and GPS antenna on it that is also within the proposed lease area.
  - b. What is use – the COW will provide wireless communication services to the area surrounding Guffey for residents and visitors to the area. It will also provide wireless communication abilities to emergency services such as police, fire responders and emergency medical technicians not presently available in the area.
  - c. What is the size – the COW sites on a platform is approximately 30' in length and 10' in width, and when fully extended with the solar panels, will fit within the lease area.
  - d. Can it be housed within an existing site as a sublease – no site exists at the present time.
  - e. Can it be constructed to allow for future expansion and permit subleasing of the facility – the COW is a temporary structural that will allow Commnet to evaluate the long term feasibility of a permanent site. Although the tower may be capable of additional loading, the second installation may require more ground space.
  - f. Can it accommodate government agencies as sublease – when the site becomes a permanent site and a conventional tower facility is constructed, it will be able to handle both government agencies and other wireless providers.
  - g. Is the ancillary to an existing right-of-way – a right-of-way had to be obtained from the Aspen Meadows Property Owners Association in order to have access to the BLM property where the COW will be located.
  - h. List alternative routes or locations – no other routes are available that would not entail a new lengthy road to the site. Other locations were evaluated within the Guffey area and none of them provided the overall coverage of this site.
2. Right-of-way Location:
  - a. Legal description of the facility – a survey has been completed for the location of the COW and has been submitted to BLM for review.
  - b. Maps – all maps have been submitted to BLM for review.
  - c. Drawings of typical tower installations, shelters and guy wire configuration – since this is presently a temporary site scheduled to be in place for two to three years along with the use of a COW, no permanent tower installation will be use. Upon the change from temporary cell site to a permanent cell site, all applicable drawings pertaining to tower installations, shelters and guy wire configuration will be provided.



### 3. Facility Design Factors:

- a. Design factors to be considered include wind loads, type and color of structures, wiring standards, suitability of soils and geology for placement of facility. – since we will be using a COW, all electronic equipment will be attached to the platform thus ensuring that no damage can be done by high winds. The cellular pole (tower) is also attached directly to the platform and also secured by guy wires anchored in the ground also ensuring minimal or no damage caused by high winds. The pole itself will be on "monopole" in appearance with will be the color of grey that is associate with cell sites. As to wiring standards, all wiring will be completed within state and federal electrical codes. A copy of the Motorola R56 has been given to our construction department for review and to ensure that any and all electrical standards are met. The suitability of soils and geology for the placement of the facility will be completely evaluated once the COW is removed and a permanent tower and base equipment is located at the site.
- b. Technical data information – see attached Site Development Plan (SDP) which outlines the requested technical data for this site.
- c. List temporary use areas that are needed – since the COW is self-contained and does not any construction at the site, the only temporary needed will be for the installation of the solar panels needed to power the site. This will require an area for the construction crew to park their vehicle that would be approximated fifty (50') feet by fifty (50') feet for two to three days in length.
- d. Required associated rights-of-way, including access road, power lines – access to the BLM property has been obtained from the Aspen Meadows Property Owners Association. Access from the Aspen Meadows Property Owners Association to the proposed COW location on BLM land has been defined by the survey previously submitted to BLM.
- e. Length, width, acreage of right-of-way – length of right-of-way is 9998.07' - acreage of right-of-way is 2.96 acres - width of right-of-way is 15 feet.
- f. Compatibility with other users – no other users at the COW location.
- g. Potential conflicts with other communication modes (i.e., mixing high power continuous with low power intermittent operations, obstructions between microwave towers, etc.) – no other communication towers within area of the proposed COW location.
- h. Required associated rights-of ways including access roads, power lines and material sites – all necessary access right-of-way have been obtained from the from the Aspen Meadows Property Owners Association. Since this site is powered by solar panels, no power line easement will be needed. No other materials will be needed other than to refuel the propane tank that powers the generator and that access has been obtained from the Aspen Meadows Property Owners Association.

### 4. Additional Components:

- a. List existing components on and off public land – no components presently on public land. Nearest components off of public land would be the Aspen Meadows Property Owners Association consisting of private housing and associated out buildings.
- b. List of possible future components on and off public land – only future component on public land known at this time is the possible Commnet permanent cellular tower. This area is rather remote so potential components off public land would mainly consist of new housing and perhaps small business such as convenience stores or restaurants.

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Castle Rock, Colorado 80109

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Facsimile: 720-733-7950



5. Government Agencies involved:
  - a. Federal Communication Commission-see attached FCC License for Commnet Four Corners, LLC
  - b. State Agencies – see attached Office of the Secretary of State of the State of Colorado Certificate of Good Standing for Commnet Four Corners, LLC.
  
6. Construction of the Facilities:
  - a. Will a helicopter be required – No.
  - b. Will temporary access be required – No. Commnet has access to the BLM thru Aspen Meadows Property Owners Association along with a survey provided to BLM showing access to the proposed location on BLM land.
  - c. Will the site be fenced after construction – due to the remoteness of the site from any public buildings and roadway, there are no plans to fence the site but will if required.
  - d. Construction (brief description) – the is a COW site hence, other than the unfolding of the solar panels, connection to the backup generator and propane tank, no construction is required.
    - i. Major facilities (including vehicles and number of tons and loads) – COW is a self-contained wheeled unit that requires a vehicle to pull it to the site. There will be other construction type of pickup trucks that will bring the necessary manpower and tools – three to four in number. Once site has been properly set up, all vehicles will leave the area.
    - ii. Ancillary facilities (including vehicles and number of tons and loads) – only other facility other than the COW and solar panels will be the backup generator and propane tank.
  - e. Work force (number of people and vehicles) – construction crew of three to four personnel and like number of vehicles.
  - f. Flagging or staking the right-of-way – no flagging or staking of right-of-way will be required due to clearly defined road and two-wheel track are already present.
  - g. Clearing and grading – no clearing and grading will be needed since COW can be leveled to the terrain and there is no vegetation in the area that would be in the way of the placement of the COW.
  - h. Facility construction data:
    - i. Description of construction – since the COW is a self-contained unit, the only construction type of activities that take place after it has arrived at the site are:
      1. Unfolding of the solar panels that are original on the same platform as the tower and electronic equipment. This requires two or three construction personnel to pull (or unfold) the panels away from the other panels to ensure that all solar panels have access to sunlight.
      2. Placement of the propane tank that supplies fuel to the generator that will power the site when the batteries have run low due to lack of sustained sunlight. Note: generator is located on the same platform as the tower and electronic equipment cabinets.
    - ii. Access to and along right-of-way during construction –access for the construction vehicles needed for constructing the site will be using the already easements and no other access will be required.

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- j. Contingency planning:
    - i. Holder contacts – the following personnel will be contacts for Commnet:
      - 1. Andy Dreisziger – Construction Manager.
        - a. Phone # - 720-234-2145
        - b. Email address – [adreisz@atni.com](mailto:adreisz@atni.com)
      - 2. Julie Hall – RF Engineer
        - a. Phone # - 303-910-2134
        - b. Email address – [jhall@atecs.com](mailto:jhall@atecs.com)
      - 3. Lowell Nelson – Real Estate
        - a. Phone # - 303-660-2729
        - b. Email address – [lnelson@atni.com](mailto:lnelson@atni.com)
    - ii. BLM contacts – the following personnel will be contact for BLM
      - 1. Greg Valladares – Real Estate
        - a. Phone # - 719-269-8513
        - b. Email address – [gvallada@blm.gov](mailto:gvallada@blm.gov)
  - k. Safety Requirements: - Although very little actual construction work will take place at the site due to the use of the COW, all state and federal safety rules and regulations will be followed. Also, where applicable, all safety standards outlined in the Motorola R56 Manual, specifically sections 3.12 Fire Protection and Safety and 3.13 Safety Equipment will be addressed.
  - l. Industrial Waste and Toxic Substances: No industrial waste or toxic substances are manufactured or distributed at this site.
7. Resource Values and Environmental Concerns
- a. Address at level commensurate with anticipated impacts:
    - i. Location with regard to designated corridors: Upon review of Energy Policy Act-2005 West- Wide Energy Corridors presentation, it was determined that the Guffey Colorado location is not in the vicinity of the corridor running west from Denver, CO.
  - b. Anticipated conflicts with resources or public health and safety:
    - i. Air – no air pollution is created during the operation of this wireless cellular site.
    - ii. Noise – no discernable noise is created during the operation of the site. The nearest residence is approximately 1.6 miles away and the nearest road, Highway 9, is 1.3 miles away.
    - iii. Geologic hazards – no geologic hazards such as avalanches, earthquakes, rock fall and landside are known to occur in this area. Although forest fires do occur in this area, the site itself is situated in a grassy area with scrub oak and pine trees 60-100 feet away.
    - iv. Mineral and energy resources – no mineral resources are used to power this site. The energy needed to operate the COW is derived from either solar (main source) or the backup generator when needed.
    - v. Paleontological resources: Since we are using a COW that is mounted on a trailer, very little ground space will be disturbed. Once the decision is made to make this site a permanent site, Commnet will instigate a full NEPA/SHPO process that is required in order to fully comprehend any potential effects the site will have on any resources at that location.

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- vi. Soils, water and vegetation- no impact on soils, water or vegetation since very little ground space is affected – only the mobile COW, guy wire stakes and the propane tank needed for power will be directly on the ground. No water is needed to operate the COW and the local vegetation consists of grassland, scrub oak and some pine trees.
  - vii. Wildlife threaten and endangered species: Although there is wildlife in the area, the site itself will not pose a threat to their well-being and/or safety. Commnet will fence the area in, if needed, that would reduce and eliminate most wildlife from getting close to the equipment. As stated above, Commnet will instigate a full NEPA/SHPO process that is required in order to fully comprehend any potential effects the site will have on any wildlife and or endangered species at that location.
  - viii. Cultural and visual resources – although the cell tower will be visible, the nearest road, Highway 9 is 1.3 miles away and the nearest residence is 1.6 miles from the site. Population is sparse in that area with house well distanced from each other. As stated previously, if this site becomes permanent, then all the NEP/SHPO processes with be completed.
  - ix. BLM Projects: Commnet is not aware of any upcoming projects that BLM may have schedule in the Guffey, CO area.
  - x. Recreational activities: Commnet believes that this area is generally used for hiking, camping and hunting. It should be noted that cellular service is not presently available which could be of great benefit to the local residents and visitors to the area.
  - xi. Wilderness areas: There are 3 designated wilderness areas near Guffey, CO. They are: Buffalo Peaks – approximately 40 miles to the northwest, Collegiate Peaks – approximately 47 miles to the west and San Isabel National Forest which is approximately 20 miles to the south west.
8. Stabilization and Rehabilitation
- a. Soil replacement and stabilization: No soil will be disturbed since not drilling or boring is needed for the placement of the COW. There will be stakes that are driven into the ground to add support for the tower and trailer along with the placement of a propane tank that supplies fuel to the generator when it is in use.
  - b. Disposal of vegetation removed during construction: Very little, if any, vegetation will be removed since using a COW will not require leveling of the ground. The area selected is mainly grass and does not need to be removed.
  - c. Seeding specification – If it is determined that, after the removal of the COW, grasses need to be re-seeded, Commnet will work with the local agriculturalist to determine what grass seeds would match the surrounding grasslands and ensure that proper watering takes place that will promote the grass seedlings growth.
  - d. Fertilizer – Commnet would, if needed, use the recommended fertilizer.
  - e. Limiting access to right-of-way – Commnet's agreement with the Aspen Meadows Property Owners Association limits the use of the right-of-way to Commnet and their contractors.
9. Operation and Maintenance
- a. Will all-weather roads be required – No. If weather, such as snow, affects access to the site, then machines such as a snow mobile will be used.
  - b. Will operational access to the site require a helicopter – No

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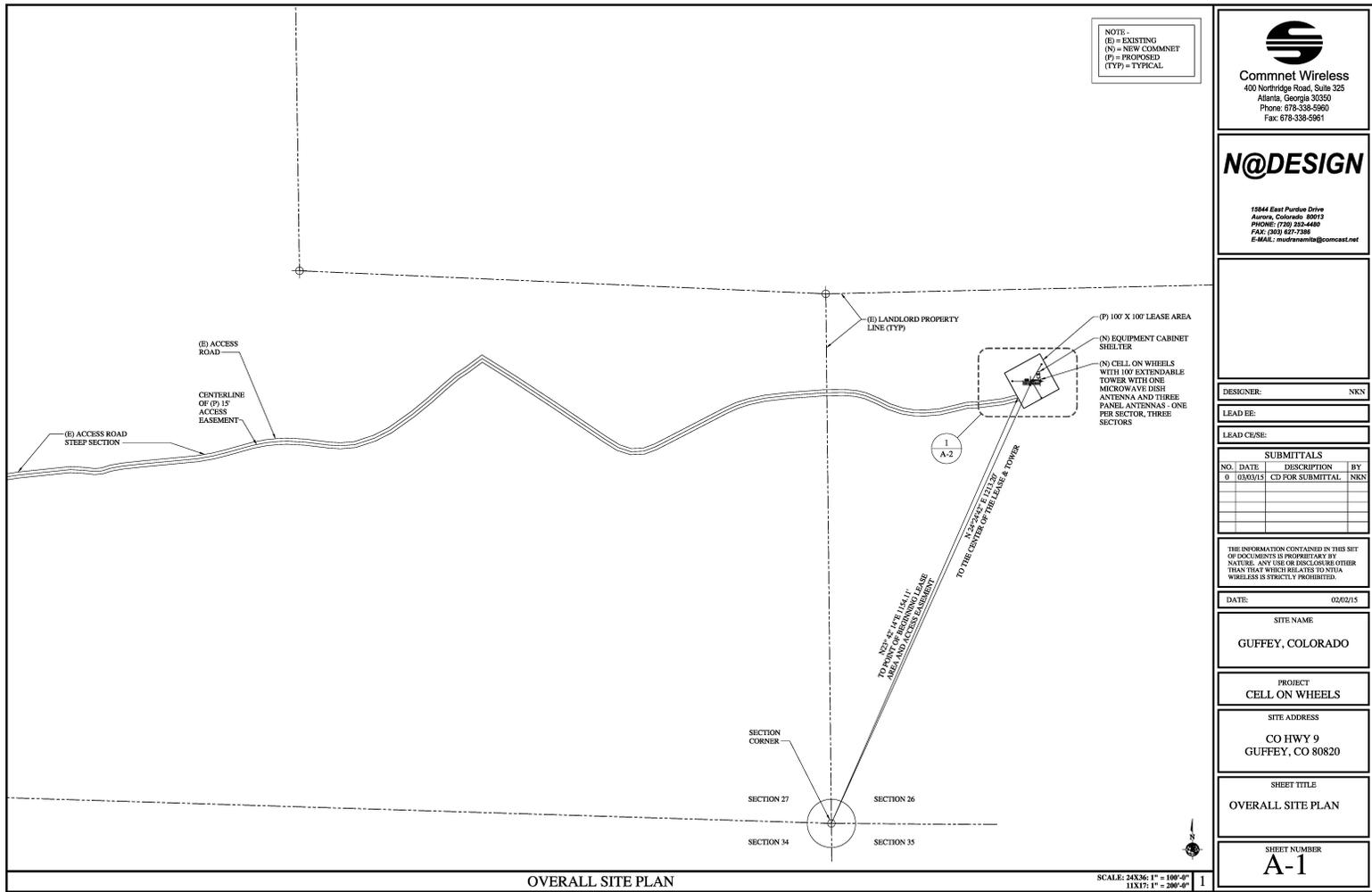
- c. Safety – all local, state and federal along with those safety guidelines in the Motorola R56 Manual will be observed and adhered to while on the site.
  - d. Inspections and maintenance schedules – after the COW is fully installed and operational, regular monthly maintenance visits will be made by a Commnet technician. This schedule may be altered in case of an emergency or an upgrade is needed to the equipment.
  - e. Fire control – required fire extinguisher and other fire suppressors will be kept on site in case of an emergency. The cell site is also electronically monitored seven days a week twenty four hours a day that alerts Commnet if a site goes down. At that time, a technician is immediately dispatched to determine the issue and resolve any problems.
  - f. Long term access - the access acquired from Aspen Meadows Property Owners Association is for ten years and will be renewed at the end of the term if needed.
  - g. Signs – no signs will be posted at the site other than those required by either the local, state or federal government.
  - h. Inspections – any inspections that may be required by any government entity will be completed. The site will be inspected on a monthly basis when visited by the Commnet technician.
  - i. Contingency planning – since this will be a temporary site which will consist of a COW, any contingency plan would entail either the repair of any damage to the COW or, if damaged beyond repair, a replacement COW can be used. Either scenario would not encompass a lengthy timeline and downtime for wireless communication would be resolved quickly.
10. Termination and Restoration
- a. Removal of structural – since this is a temporary site using a COW (Cellular On Wheels) the removal process would entail the re-attachment of the solar panels to the trailer, attaching the trailer to a truck and pulling the COW back to the Commnet area. Also, the propane tank would be removed by attaching it to a truck and driving back to its storage lot. The entire process may take two to three days to complete.
  - b. Obliteration of roads, buildings and antenna sites – by using already established roads and two wheel tracts, no new roads will be created. There will no buildings that will be erected and the antenna site will consist of a COW as explained above in (a).
  - c. Stabilization and re-vegetation of disturbed areas- With the use of a COW, very little area is disturbed. Commnet will work with the local agriculturalist to determine what grass seeds and shrubby will match the surrounding grasslands and trees and ensure that proper watering takes place that will promote growth.

1562 N. Park Street, Suite A  
Castle Rock, Colorado 80109

Telephone: 303-660-2729  
Facsimile: 720-733-7950

# **Appendix B. Project Site Plans**





**Comnet Wireless**  
 400 Northridge Road, Suite 325  
 Atlanta, Georgia 30350  
 Phone: 678-338-5960  
 Fax: 678-338-5961

**N@DESIGN**

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 Aurora, Colorado 80013  
 PHONE: (720) 224-4400  
 FAX: (303) 697-7388  
 EMAIL: n@design@comcast.net

DESIGNER: NKN  
 LEAD: [ ]  
 LEAD CRSE: [ ]

SUBMITTALS		
NO.	DATE	DESCRIPTION
0	03/03/15	CD FOR SUBMITTAL

THE INFORMATION CONTAINED IN THIS SET OF DOCUMENTS IS PROPRIETARY IN NATURE. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO WIRELESS IS STRICTLY PROHIBITED.

DATE: 02/02/15

SITE NAME  
**GUFFEY, COLORADO**

PROJECT  
**CELL ON WHEELS**

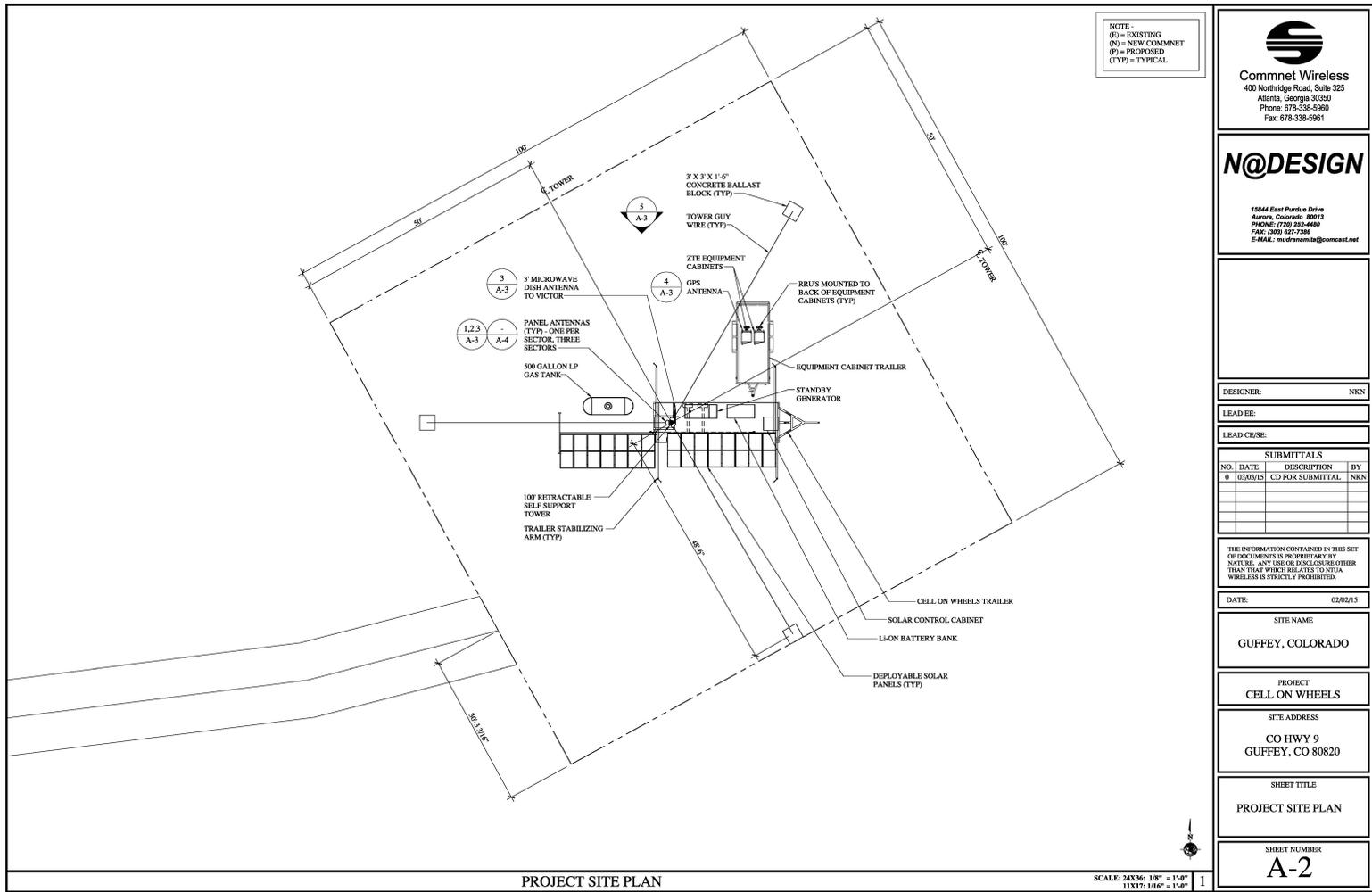
SITE ADDRESS  
**CO HWY 9  
 GUFFEY, CO 80820**

SHEET TITLE  
**OVERALL SITE PLAN**

SHEET NUMBER  
**A-1**

Appendix B Project Site Plans

Figure B.2.



**Comnet Wireless**  
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 Atlanta, Georgia 30350  
 Phone: 678-338-5960  
 Fax: 678-338-5961

**N@DESIGN**

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DESIGNER: NKN

LEAD ENGINEER:

LEAD CR/SE:

SUBMITTALS			
NO.	DATE	DESCRIPTION	BY
0	03/03/15	CD FOR SUBMITTAL	NKN

THE INFORMATION CONTAINED IN THIS SET OF DOCUMENTS IS PROPRIETARY BY NATURE. ANY USE OR DISCLOSURE OTHER THAN THAT WHICH RELATES TO WIRELESS IS STRICTLY PROHIBITED.

DATE: 02/02/15

SITE NAME:  
**GUFFEY, COLORADO**

PROJECT:  
**CELL ON WHEELS**

SITE ADDRESS:  
**CO HWY 9  
 GUFFEY, CO 80820**

SHEET TITLE:  
**PROJECT SITE PLAN**

SHEET NUMBER:  
**A-2**

Figure B.3.

