



**PLANNING PERMIT APPLICATION**  
**Planning & Building Department**  
**Planning Division**

150 E Pearl Ave. | ph: (307) 733-0440  
P.O. Box 1687 | fax: (307) 734-3563  
Jackson, WY 83001 | [www.townofjackson.com](http://www.townofjackson.com)

**For Office Use Only**

Fees Paid \_\_\_\_\_  
Check # \_\_\_\_\_ Credit Card \_\_\_\_\_ Cash \_\_\_\_\_  
Application #s \_\_\_\_\_

**PROJECT.**

Name/Description: VERIZON WIRELESS WY3 CUTTHROAT WIRELESS COMMUNICATION SITE  
Physical Address: 265 S. CACHE STREET  
Lot, Subdivision: Metes & bounds legal description attached PIDN: 22-41-16-33-1-00-023

**OWNER.**

Name: TOWN OF JACKSON & TETON COUNTY Phone: (307) 733-3932 ext. 1131  
Mailing Address: 150 E. PEARL AVENUE, JACKSON WY ZIP: 83001  
E-mail: Audrey Cohen-Davis <acohendavis@ci.jackson.wy.us>

**APPLICANT/AGENT.**

Name: IRENE COOKE, KAPPA CONSULTING LLC Phone: 970-531-0831  
Mailing Address: P O BOX 423, TABERNASH, CO ZIP: 80478  
E-mail: irene@ireneco.com

**DESIGNATED PRIMARY CONTACT.**

\_\_\_\_\_ Owner       Applicant/Agent

**TYPE OF APPLICATION.** *Please check all that apply; see Fee Schedule for applicable fees.*

<b>Use Permit</b>	<b>Physical Development</b>	<b>Interpretations</b>
_____ Basic Use	_____ Sketch Plan	_____ Formal Interpretation
<input checked="" type="checkbox"/> Conditional Use	_____ Development Plan	_____ Zoning Compliance Verification
_____ Special Use		
<b>Relief from the LDRs</b>	<b>Development Option/Subdivision</b>	<b>Amendments to the LDRs</b>
_____ Administrative Adjustment	_____ Development Option Plan	_____ LDR Text Amendment
_____ Variance	_____ Subdivision Plat	_____ Zoning Map Amendment
_____ Beneficial Use Determination	_____ Boundary Adjustment (replat)	_____ Planned Unit Development
_____ Appeal of an Admin. Decision	_____ Boundary Adjustment (no plat)	

**PRE-SUBMITTAL STEPS.** Pre-submittal steps, such as a pre-application conference, environmental analysis, or neighborhood meeting, are required before application submittal for some application types. See Section 8.1.5, Summary of Procedures, for requirements applicable to your application package. If a pre-submittal step is required, please provide the information below. If you need assistance locating the project number or other information related to a pre-submittal step, contact the Planning Department. **If this application is amending a previous approval, indicate the original permit number.**

Pre-application Conference #: P16-082 Environmental Analysis #: n/a  
Original Permit #: n/a Date of Neighborhood Meeting: n/a

**SUBMITTAL REQUIREMENTS.** Twelve (12) hard copies and one (1) digital copy of the application package (this form, plus all applicable attachments) should be submitted to the Planning Department.. Please ensure all submittal requirements are included. The Planning Department will not hold or process incomplete applications. Partial or incomplete applications will be returned to the applicant.

Have you attached the following?

Yes **Application Fee.** Fees are cumulative. Applications for multiple types of permits, or for multiple permits of the same type, require multiple fees. See the currently adopted Fee Schedule in the Administrative Manual for more information.  
n/a **Notarized Letter of Authorization.** A notarized letter of consent from the landowner is required if the applicant is not the owner, or if an agent is applying on behalf of the landowner. If the owner is a partnership or corporation, proof that the owner can sign on behalf of the partnership or corporation is also required. Please see the Letter of Authorization template in the Administrative Manual for a sample.  
Yes **Response to Submittal Checklist.** All applications require response to applicable review standards. These standards are outlined on the Submittal Checklists for each application type. If a pre-application conference is held, the Submittal Checklists will be provided at the conference. If no pre-application conference is required, please see the Administrative Manual for the applicable Checklists. The checklist is intended as a reference to assist you in submitting a sufficient application; submitting a copy of the checklist itself is not required.

**FORMAT.**

The main component of any application is demonstration of compliance with all applicable Land Development Regulations (LDRs) and Resolutions. The submittal checklists are intended to identify applicable LDR standards and to outline the information that must be submitted to sufficiently address compliance with those standards.

For some submittal components, minimum standards and formatting requirements have been established. Those are referenced on the checklists where applicable. For all other submittal components, the applicant may choose to make use of narrative statements, maps, drawings, plans and specifications, tables and/or calculations to best demonstrate compliance with a particular standard.

**Note:** Information provided by the applicant or other review agencies during the planning process may identify other requirements that were not evident at the time of application submittal or a Pre-Application Conference, if held. Staff may request additional materials during review as needed to determine compliance with the LDRs.

Under penalty of perjury, I hereby certify that I have read this application and associated checklists and state that, to the best of my knowledge, all information submitted in this request is true and correct. I agree to comply with all county and state laws relating to the subject matter of this application, and hereby authorize representatives of Teton County to enter upon the above-mentioned property during normal business hours, after making a reasonable effort to contact the owner/applicant prior to entering.

Irene Cooke  
Signature of Owner or Authorized Applicant/Agent  
Irene Cooke  
Name Printed

9/14/16  
Date  
Consultant  
Title

**VERIZON WIRELESS WY3 CUTTHROAT**  
**240 S. GLENWOOD STREET, JACKSON WY**  
**LEGAL DESCRIPTION**

A Portion of the Northeast Quarter Northeast Quarter Section 33, Township 41 North, Range 116 West of the Sixth Principal Meridian, Teton County, Wyoming, beginning at the northeast corner of a tract of land (from whence the northeast corner of Section 33 Township 41 North Range 116 West of the Sixth Principal Meridian bears east thirty three feet and north six hundred sixty feet), thence proceeding west 163 feet to corner no. two; thence proceeding south 685 feet to corner no. three; thence proceeding east 163 feet to corner no. four; thence proceeding north 685 feet to the place of beginning.

**KAPPA CONSULTING**

**REPRESENTING**

**VERIZON WIRELESS (VAW) LLC, d/b/a VERIZON WIRELESS**

**APPLICATION FOR CONDITIONAL USE PERMIT**

**PROJECT INFORMATION:**

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**Applicant Information:** Verizon Wireless (VAW) LLC d/b/a/ Verizon Wireless, 3131 South Vaughn Way, Aurora, CO 80014

**Applicant's Agent:** Leasing and Zoning Consultant, Kappa Consulting LLC, Irene Cooke, P O Box 423, Tabernash, CO 80478; (970) 531-0831

**Structure Owner Information:** Town of Jackson and Teton County, c/o Audrey Cohen-Davis, 150 East Pearl Avenue, Jackson, Wyoming 83001; (307) 733-3932 ext. 1131

**Engineering Firm Preparing Site Plan:** Centerline Solutions, Kevin Ratigan, 16035 Table Mountain Parkway, Golden, CO 80403; (303) 993-3293 ext. 1416

**Name of Project:** Verizon Wireless WY3 CUTTHROAT

**Address of Project:** 265 S. Cache Street, Jackson, WY

**ATTACHMENTS:**

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The following items are included with this application:

- Master Application Form;
- Site Plan: Twelve (12) copies of site plans in 11"x17" format plus one 24" x 36" copy;
- Photosimulations;
- Exhibit A showing existing and proposed Verizon Wireless 4G-LTE sites in Jackson;
- Exhibit B describing outdoor equipment cabinets proposed for rooftop;
- Letters from Travis Griffin, Verizon Wireless Senior Manager RF System Design, regarding FCC compliance;
- Letter from Brandon Kiser, Verizon Wireless Real Estate Specialist, regarding code compliance; and
- Compact Disk with digital copies of the site plans, application, letters, exhibits and zoning narrative; and
- Application Fee in the amount of \$2,500.00.

## **ZONING REGULATIONS:**

This application is submitted pursuant to Sec. 6.1.10.D of the Town of Jackson Land Development Regulations regarding Wireless Telecommunications Facilities. On August 10, 2016, a pre-application conference provided direction for this Conditional Use Permit application, including the items addressed below in “Review Criteria.” The enclosed application and associated materials are in compliance with the requirements of Sec. 6.1.10.D.3 – Standards for Wireless Facility Permits. Subsection 6.1.10.D.3.d outlines Standards for Wireless Facility Conditional Use Permits:

- i) The Application form is signed by the Applicant;
- ii) A letter of authorization does not apply for this project, as the Town of Jackson and Teton County are the property owners;
- iii) Detailed site plans consistent with the Administrative Manual are provided;
- iv) Fall zone certification does not apply, as this is not a new tower;
- v) Documentation providing compliance with American National Standards Institute (ANSI) standards for electromagnetic radiation has been provided (letter from Travis Griffin dated 9/1/16);
- vi) Affirmation in a written statement that the proposed facility complies with FCC regulations has been provided (letter from Travis Griffin dated 9/1/16);
- vii) Affirmation in a written statement that the new Base Station will comply with all non-discretionary structural, electrical, energy, building, and safety codes has been provided (letter from Brandon Kiser dated 9/1/16).

## **PROJECT DESCRIPTION:**

Verizon Wireless proposes to develop a new communications site at the Jackson Center for the Arts, located at 265 S. Cache Street, within the P/SP zone district. The upper level of this building, referred to as a “fly tower,” is a rectangular pre-cast concrete structure which rises approximately 24 feet above the remainder of the building. Other levels of the building use various materials and colors on the façade to contrast with the concrete façade of the upper level, as illustrated in the photosimulations provided.

The new communications site will include panel antennas concealed behind radio frequency-transparent fiberglass enclosures on all four sides of the concrete “fly tower.” Antennas and equipment will not be visible from the street. The antenna concealment enclosures will be fabricated to match the color and texture of the existing concrete façade. As discussed in the pre-application meeting, a sample of the antenna concealment material will be provided to the Town prior to construction. The 12 ft. wide enclosures will extend from the top of the parapet a sufficient distance on each elevation to fully conceal the antennas and associated cabling (please see Sheets Z-4, Z-5, Z-6 and Z-7 for detail of the antenna concealment structures on the building façade). The concealment structures will be different lengths depending on the visual requirements of each

elevation (North: approximately 19.5 ft. long; South: approximately 20 ft. long; East: approximately 23.5 ft. long; and West: approximately 31.5 ft. long.) The antenna concealment structures will be 2 ft. deep in order to allow for antenna tilt which is required to focus the antenna beam to the desired area. Antenna tilt may be adjusted manually or electronically, depending on RF requirements; however, the concealment structures must be deep enough to accommodate these adjustments.

Electronic equipment associated with the antennas will be located in metal cabinets on the roof of the lower level on the north side of the building, screened by the existing parapet wall (please see Sheets Z2 and Z3 for detail of the equipment on the north roof of the building). Exhibit B shows examples of the type of outdoor cabinets typically used to enclose electronic equipment. Dimensions of each cabinet would be approximately 74 in. x 32 in. x 32 in. Cabling to connect the antennas to the electronic equipment will be mounted to the lower portion of the “fly tower” and will be concealed behind the parapet of the lower level of the building (please see Sheets Z-3 and Z-4 for detail of the proposed cabling). Sheets Z1 and Z2 show detail of the proposed access easement to Glenwood Street and utility easement to Cache Street.

#### **4G-LTE CAPACITY:**

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Please note that this will be a 4G LTE site, which means voice calls will be carried over our LTE network. THIS IS A CHANGE AND WILL REQUIRE CUSTOMERS TO HAVE A DEVICE CAPABLE OF ADVANCED CALLING.

A Verizon 4G LTE cell site uses the latest technology to carry both voice and data. Voice service is provided over VoLTE or Voice Over Long Term Evolution technology through a service Verizon calls Advanced Calling 1.0. Advanced Calling offers high-definition or HD voice and video calling. To complete calls on this new cell site, customers’ phones must be capable of Advanced Calling and that feature must be activated in the phone itself. Both customers on a call must be served by 4G LTE and have the Advanced Calling feature activated to experience HD voice and video service. It must be noted that customers with older 1X, 3G or 4G devices without Advanced Calling will not experience a change in voice service.

At this time, Verizon Wireless is planning four new sites in the Town of Jackson to meet the increasing demand for 4G-LTE capacity. There are currently two sites serving the Town, one at the top of the Snow King Resort and another at a storage facility near the intersection of U. S. Hwy. 189 and Teton Pass Road (please see Exhibit A). These sites have provided coverage for the Town, meaning that the signals from these sites reach most areas of the Town. However, there is a distinction between coverage and capacity. Although a site may provide coverage (i.e., one can make a cell phone call), there may not be sufficient capacity to provide 4G-LTE service to a large area (i.e., sufficient capacity to allow for operation of more sophisticated applications and services

available on newer devices). Therefore, multiple new sites are needed to supply the required capacity in various areas of Town. Exhibit A illustrates the locations of the four new sites:

- WY3 Summit will be a collocation on an AT&T tower at Colter Elementary School;
- WY3 Herbie will be a rooftop installation at the office building at 555 E. Broadway;
- WY3 SK Coaster will be located at the base of Snow King Resort; and
- WY3 Cutthroat, the subject of this application.

## **REVIEW CRITERIA:**

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Pursuant to the requirements outlined in the Pre-Application Conference Summary, the following items are addressed below.

### **GENERAL INFORMATION:**

Planning Permit Application has been provided.

Notarized Letter of Authorization is not applicable, as the Town of Jackson and Teton County are the owners of this property.

Application Fees have been paid by Check No. 2021 in the amount of \$2,500.00.

Review Fees: Applicant acknowledges responsibility for payment of review fees necessitated by the review of the application.

Mailed Notice Fee: Applicant acknowledges responsibility for payment of mailed notices in excess of 25 notices.

Other Information Needed: Applicant has submitted all application materials in digital format on the enclosed CD.

Response to Submittal Checklist: Applicant has provided response to applicable review standards as identified in the Pre-Application Conference Summary (please see attached letters from Brandon Kiser and Travis Griffin).

Title Report: Per the pre-application meeting, this is not required.

Narrative description of the proposed development: This has been provided herein (see “Project Description”).

Proposed Development Program: Included in Project Description.

Site Plan: The enclosed site plans are based on revisions requested at the Pre-Application Conference.

Floor Plans: The roof of the existing building is the only portion of the structure that will be involved in the proposed site. No changes to the existing floor plan of the building are proposed, except for the addition of electronic equipment on the roof.

**PRE-APPLICATION CHECKLIST: Subsection B, Physical Development:**

The following items are required to be addressed:

Structure Location and Mass: The location and design are illustrated on the site plans. Setbacks do not apply in the P/SP zone district and there are no new structures proposed beyond the existing building. There will be no increase in the building height, as the antennas will be mounted to the building façade. There will be no increase in floor area of the building.

Building Design: Building design is illustrated on the site plans. The application proposes façade-mounted antennas concealed behind radio frequency-transparent fiberglass material fabricated to match the texture and color of the existing façade.

Site Development: No new driveways or access points are proposed. The site plans show the proposed access easement from Glenwood Street and the proposed utility easement from Cache Street.

Scenic Standards: No exterior lighting is proposed. Scenic Resource Overlay Standards do not apply.

Design Guidelines: The following standards have been addressed in the proposed plans:

- A. Public Space: The proposed public space is usable, will be engaging and in scale with the existing building; the integrated concealment structures screen utilities and antennas from the public view.
- B. Composition: The proposed design applies elements of composition, proportion and rhythm in the proposed materials, surfaces and massing. The fiberglass concealment structures will be fabricated to replicate the color and texture of the existing concrete façade of the fly wall.
- C. Massing: The mass, height, volume, complexity and arrangement of the proposed building elements of the proposed site enhance the street scape and mitigate adverse effects on adjoining properties. The fiberglass concealment structures will be fabricated to replicate the color and texture of the existing concrete façade of the fly wall.
- D. Street Wall: This does not apply, as there is no impact on space immediately adjacent to the sidewalk.
- E. Materials: The proposed materials are appropriate based on the context of the existing building. The materials will be durable fiberglass and will be maintainable over time. The proposed materials are the only possible choice for the purpose of antenna concealment.

In summary, the proposed site plans are in compliance with the Design Guidelines per Resolution 04-02.

**PRE-APPLICATION CHECKLIST: Subsection C, Allowable Uses:**

Allowed Uses: The Center for the Arts is located in the P/SP zone district; wireless communications sites are a use allowed in this zone district.

Use Requirements: The parking, loading and employee housing requirements of this section do not apply because the proposed site will be unmanned, unoccupied space. The site will be visited only occasionally by one technician in one vehicle for a short period of time for monitoring and maintenance.

Maximum Scale of Use: The proposed site will be unoccupied.

Operational Standards: There will be no outside storage; the site will generate no refuse or recycling, no noise, no vibration, no fire and explosive hazards and no electrical disturbances. The site will include its own backup battery system for power in case of a general power outage in the Town.

**PRE-APPLICATION CHECKLIST: ARTICLE 5, Physical Development Standards  
Applicable In All Zones:**

Division 5.1: Not applicable.

Division 5.2: Not applicable.

Division 5.3: Scenic Standards: The site will not include exterior lighting per Div. 5.3.1 and is not in a Scenic Resources Overlay per Div. 5.3.2.

Division 5.4: Not applicable.

Division 5.5: Landscaping Standards: No landscaping is proposed. This project does not propose any changes to the ground level of the Center for the Arts and the building is complete with existing landscaping. The proposed site is a stealth facility, fully screened with no equipment visible from ground level.

Division 5.6: Sign Standards: Proposed signage will not be visible at street level. Only signage required by the Federal Communications Commission regarding the presence of radio frequency-related equipment will be present at this site.

Division 5.7: Grading, Erosion Control and Stormwater Management: No excavation, grading or ground disturbance is proposed at this site. All construction will be done on the roof of the building. A directional bore is the most likely method of providing the fiberoptic connection from the street to the building if no existing conduit is available.

Division 5.8: Design Guidelines: The following standards have been addressed in the proposed plans:

- F. Public Space: The proposed public space is usable, will be engaging and in scale with the existing building; the integrated concealment structure screens utilities and antennas from the public view.

- G. Composition: The proposed design applies elements of composition, proportion and rhythm in the proposed materials, surfaces and massing. The fiberglass concealment structures will be fabricated to replicate the color and texture of the existing concrete façade of the fly wall.
- H. Massing: The mass, height, volume, complexity and arrangement of the proposed building elements of the proposed site enhance the street scape and mitigate adverse effects on adjoining properties. The fiberglass concealment structures will be fabricated to replicate the color and texture of the existing concrete façade of the fly wall.
- I. Street Wall: This does not apply, as there is no impact on space immediately adjacent to the sidewalk.
- J. Materials: The proposed materials are appropriate based on the context of the existing building. The materials will be durable fiberglass and will be maintainable over time. The proposed materials are the only possible choice for the purpose of antenna concealment.

In summary, the proposed site plans are in compliance with the Design Guidelines per Resolution 04-02.

**PRE-APPLICATION CHECKLIST: ARTICLE 6: Use Standards Applicable in All Zones**

Division 6.1, Allowed Uses: The proposed site is located in the P/SP zone district and wireless communications sites are an allowed use.

Division 6.2, Parking and Loading Standards: The parking, loading and maintenance requirements of this section do not apply because the proposed site will be unmanned, unoccupied space. The site will be visited only occasionally by one technician in one vehicle for a short period of time for monitoring and maintenance of electronic equipment.

Division 6.4, Operational Standards: There will be no outside storage; the site will generate no refuse or recycling, no noise, no vibration, no fire and explosive hazards and no electrical disturbances. The site will include its own backup battery system for power in case of a general power outage in the Town.

**PRE-APPLICATION CHECKLIST: ARTICLE 7: Development Option and Subdivision Standards Applicable in All Zones:**

Division 7.7, Required Utilities: The proposed site is an unmanned, unoccupied facility which requires only electric power for operation. No water, sewer, irrigation, natural gas or fuel storage will be required.

**CONDITIONAL USE PERMIT REQUIREMENTS:**

**The following findings must be made prior to approval of a conditional use permit:**

1. The application is compatible with the desired future character of the area: The area surrounding the Center for the Arts is focused on commercial and tourism interests. As noted above, the demand for current 4G-LTE wireless technology is even more pronounced in such an area, where people

rely on their smartphones and other advanced devices to assist with their business and tourist needs. The need for sufficient wireless capacity cannot be overstated.

2. The application complies with the use specific standards of Division 6.1: Allowed Uses and the zone: Jackson Land Development Regulations allow wireless communications sites in the P/SP zone district.

3. The application minimizes adverse visual impacts: As described above, the antennas on the building facade will be concealed with material fabricated to replicate the concrete façade of the “fly tower.” Equipment cabinets on the north roof will be concealed behind the existing parapet screen wall. There will be little or no visual impact created by the proposed site.

4. The application minimizes adverse environmental impacts: There will be no adverse environmental impacts associated with this development. The proposed site will be unmanned; there will be no ground disturbance associated with the development.

5. The application minimizes adverse impacts from nuisances: The proposed site will not generate noise, odor, dust or other impacts that could be considered nuisances.

6. The application minimizes adverse impacts on public facilities: There will be minimal impact on public facilities. The site requires only minimal electric utility service and there will be no impact on water, sewer or traffic services.

7. The application complies with all other relevant standards of these LDRs and all other Town Ordinances: The proposed development will comply with all Land Development Regulations, building code requirements and other ordinances.

8. The application is in substantial conformance with all standards or conditions of any prior applicable permits or approvals: Applicant believes the proposed plans meet or exceed all requirements of applicable permits and required approvals.

In summary, the application satisfies the criteria established for Conditional Use Permit findings.

### **“FCC SHOT CLOCK”**

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Verizon Wireless requests that the Town of Jackson issue a written decision granting Verizon Wireless’ request within one hundred fifty (150) days of the date this application is submitted. If applicable, within thirty (30) days of the date the application is submitted, Verizon Wireless requests the Town to inform Verizon Wireless in writing of the specific reasons why the application is incomplete and does not meet the submittal requirements; and in doing so, to please specifically identify the code provision, ordinance, instruction or public procedure that requires the information to be submitted.

### **CONCLUSION:**

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Verizon Wireless respectfully requests the Town of Jackson to grant conditional use permit approval for the above described project. The proposed site will be part of a comprehensive wireless network and approval of this application will allow Verizon Wireless to meet its federally mandated obligations under the license granted by the Federal Communications Commission (FCC) pursuant to the Telecommunications Act of 1996.



**Application Submittal Checklist for a  
CONDITIONAL USE PERMIT (CUP)  
Planning & Building Department  
Planning Division**

150 E Pearl Ave. | ph: (307) 733-0440  
P.O. Box 1687 | fax: (307) 734-3563  
Jackson, WY 83001 | [www.townofjackson.com](http://www.townofjackson.com)

**APPLICABILITY.** *This checklist should be used when submitting an application for a **Conditional Use Permit**.*

**When is a Conditional Use Permit required?**

Section 6.1.1 of the LDRs contains the Use Schedule for all zones. Allowed uses that require a Conditional Use Permit are denoted with a "C." You can also determine whether a Conditional Use Permit is required by referencing Subsection C of the applicable zone.

**Do I need a Pre-Application Conference first?**

Yes, a Pre-Application Conference is required.

**FINDINGS FOR APPROVAL.** *The application shall include a narrative statement addressing each of the applicable Findings for Approval, found in **Section 8.4.2, Conditional Use Permit**.*

A conditional use permit shall be approved upon finding the application:

1. Is compatible with the desired future character of the area; and
2. Complies with the use specific standards of Division 6.1: Allowed Uses and the zone; and
3. Minimizes adverse visual impacts, and;
4. Minimizes adverse environmental impacts; and
5. Minimizes adverse impacts from nuisances; and
6. Minimizes adverse impacts on public facilities; and
7. Complies with all other relevant standards of these LDRs and all other Town Ordinances; and
8. Is in substantial conformance with all standards or conditions of any prior applicable permits or approvals.

**GENERAL INFORMATION.**

\_\_\_\_\_ **Response to Pre-Application Conference Summary Checklist.** During the pre-application conference, you will be provided with a summary and checklist of applicable LDR standards and requirements that must be addressed for a sufficient application.



**Verizon Wireless**  
3131 S. Vaughn Way  
Ste. 550  
Aurora, CO 80014

September 1, 2016

To: Paul Anthony, Principal Planner

RE: Verizon Wireless Existing building Site Located at: 240 South Glenwood Street, Jackson WY 83001

**To Whom It May Concern,**

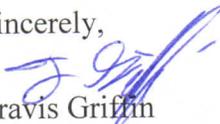
We write to inform you that Verizon Wireless has performed a radio frequency (RF) compliance pre-construction evaluation for the above-noted proposed site and based on the result of the evaluation, the site will be compliant with FCC Guidelines.

The FCC has established safety guidelines relating to potential RF exposure from cell sites. The FCC developed the standards, known as Maximum Permissible Exposure (MPE) limits, in consultation with numerous other federal agencies, including the Environmental Protection Agency, the Food and Drug Administration, and the Occupational Safety and Health Administration. The FCC provides information about the safety of radio frequency (RF) emissions from cell towers on its website at: <https://www.fcc.gov/engineering-technology/electromagnetic-compatibility-division/radio-frequency-safety/faq/rf-safety>.

Please refer to the FCC Office of Engineering and Technology Bulletin 65 for information on RF exposure guidelines. Policy questions should be directed to [VZWRFCCompliance@verizonwireless.com](mailto:VZWRFCCompliance@verizonwireless.com). Contact your local Verizon Wireless resource below if you have additional site-specific questions.

Contact Name	Contact Email	Contact Phone
Travis Griffin	Travis.Griffin2@VerizonWireless.com	303-489-9198

Sincerely,



Travis Griffin

Sr. Manager RF System Design  
Verizon Wireless  
3131 S. Vaughn Way, Suite 550  
Aurora, CO 80014



**Verizon Wireless**  
3131 S. Vaughn Way  
Ste. 550  
Aurora, CO 80014

September 1, 2016

To: Paul Anthony, Principal Planner

RE: Verizon Wireless Existing building Site Located at: 240 South Glenwood Street, Jackson WY 83001

**To Whom It May Concern,**

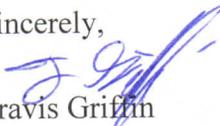
We write to inform you that Verizon Wireless has performed a radio frequency (RF) compliance pre-construction evaluation for the above-noted proposed site and based on the result of the evaluation, the site will be compliant with FCC Guidelines.

The FCC has established safety guidelines relating to potential RF exposure from cell sites. The FCC developed the standards, known as Maximum Permissible Exposure (MPE) limits, in consultation with numerous other federal agencies, including the Environmental Protection Agency, the Food and Drug Administration, and the Occupational Safety and Health Administration. The FCC provides information about the safety of radio frequency (RF) emissions from cell towers on its website at: <https://www.fcc.gov/engineering-technology/electromagnetic-compatibility-division/radio-frequency-safety/faq/rf-safety>.

Please refer to the FCC Office of Engineering and Technology Bulletin 65 for information on RF exposure guidelines. Policy questions should be directed to [VZWRFCCompliance@verizonwireless.com](mailto:VZWRFCCompliance@verizonwireless.com). Contact your local Verizon Wireless resource below if you have additional site-specific questions.

Contact Name	Contact Email	Contact Phone
Travis Griffin	Travis.Griffin2@VerizonWireless.com	303-489-9198

Sincerely,



Travis Griffin

Sr. Manager RF System Design  
Verizon Wireless  
3131 S. Vaughn Way, Suite 550  
Aurora, CO 80014



TO: Paul Anthony, Principal Planner  
RE: Compliance with Applicable Codes  
Verizon Wireless WY3 Cutthroat  
DATE: September 1, 2016

This letter is submitted in accordance with Sec. 6.1.10.D.3.d.vii of the Town of Jackson Land Development Regulations. Verizon Wireless affirms that the proposed Base Station known as "WY3 Cutthroat" to be located at the Center for the Arts at 240 S. Glenwood Street will be constructed and maintained in compliance with all applicable non-discretionary structural, electrical, energy, building and safety codes.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Brandon Kiser".

Brandon Kiser  
Real Estate Specialist



**PROPOSED DEVELOPMENT PROGRAM**  
**Planning & Building Department**  
**Planning Division**

150 E Pearl Ave. | ph: (307) 733-0440  
 P.O. Box 1687 | fax: (307) 734-3563  
 Jackson, WY 83001 | [www.townofjackson.com](http://www.townofjackson.com)

**PROPOSED DEVELOPMENT PROGRAM.** *If a proposed development program is required as part of an application, it should be submitted as a table, in the following format.*

<b>PROPOSED DEVELOPMENT PROGRAM</b>		
<b>Area Calculations. Please complete for each affected lot or parcel.</b>		
	<b>Base Site Area</b>	<b>Adjusted Site Area</b>
<b>Gross Site Area</b>		
Land within road easements and rights-of-way	n/a	
Land within existing vehicular access easements		
Land between levees or banks of rivers and streams	n/a	
Lakes or ponds > 1 acre	n/a	
Land previously committed as open space in accordance with these or prior LDRs	n/a	
50% of lands with slopes greater than 25%	n/a	
<b>Calculated Totals</b>	n/a	

<b>Development Calculations. Please complete for each structure or use.</b>				
	<b>LDR Standard</b>	<b>Existing</b>	<b>Proposed</b>	<b>Gross</b>
Number of units or density	n/a - P/SP zone			
Floor area (by use if applicable)	n/a			
FAR or maximum floor area	n/a			
Site Development	n/a			
Landscape Surface Ratio	n/a			
Setbacks	n/a			
Front or street yard	n/a			
Rear yard	n/a			
Side yard	n/a			
Side yard	n/a			
Height	n/a			



## **SITE PLAN—MINIMUM STANDARDS**

### **Planning & Building Department Planning Division**

150 E Pearl Ave. | ph: (307) 733-0440  
P.O. Box 1687 | fax: (307) 734-3563  
Jackson, WY 83001 | [www.townofjackson.com](http://www.townofjackson.com)

**GENERAL STANDARDS.** *When a site plan is required as part of an application submittal, it should adhere to the following general standards.*

1. **Page Size.** Site plans should be on 24 x 36 inch paper. Larger page sizes require prior approval of the Planning or Building Department.
2. **Scale.** All site plan elements should be drawn to an accepted engineering scale that allows review of the proposal. A scale bar depicting the chosen scale should be included on the site plan.
3. **Title Block.** The site plan should contain a title block indicating the owner's name, designer or engineer's name, date of the drawing, date of any revisions or alterations of the drawing, sheet or page number, and a description of the work depicted.
4. **North Arrow.** A north arrow should be provided on the site plan.
5. **Legend.** The site plan should include a legend describing any lines, symbols, or shading used on the site plan.

**INFORMATION TO BE DEPICTED.** *A site plan should depict the following information.*

1. Boundaries of the entire property
2. All existing and proposed easements (road, driveway, utility, etc.)
3. Adjacent streets, roads, and public improvements
4. Existing and proposed access driveways and parking areas
5. Location of existing and proposed structures
6. Dimensioned setbacks from property lines, rights-of-way and protected natural resources
7. Grade or contour lines for areas of slope greater than 5%
8. Locations of wells, septic systems, leach fields, sewer lines and other existing and proposed utilities
9. Snow storage areas
10. Required landscaping
11. Existing and proposed fencing

**Flexibility of Requirements.** *Planning, Building or Engineering staff may waive or alter requirements for information to be depicted on a site plan to suit the specifics of an application, particularly for uses proposed within existing physical development where a more conceptual site plan may be sufficient.*

Verizon Wireless Site Name:  
WY3 Cutthroat - Northeast



Existing View from the Northeast



New Verizon Wireless Antennas  
Concealed Inside RF Boxes,  
(Painted to Match Existing)

New Verizon Wireless Antennas Concealed Inside RF Enclosures



(This photo simulation is for illustrative purposes only)

Verizon Wireless Site Name:  
WY3 Cutthroat - Southeast



Existing View from the Southeast



New Verizon Wireless Antennas Concealed Inside RF Enclosures

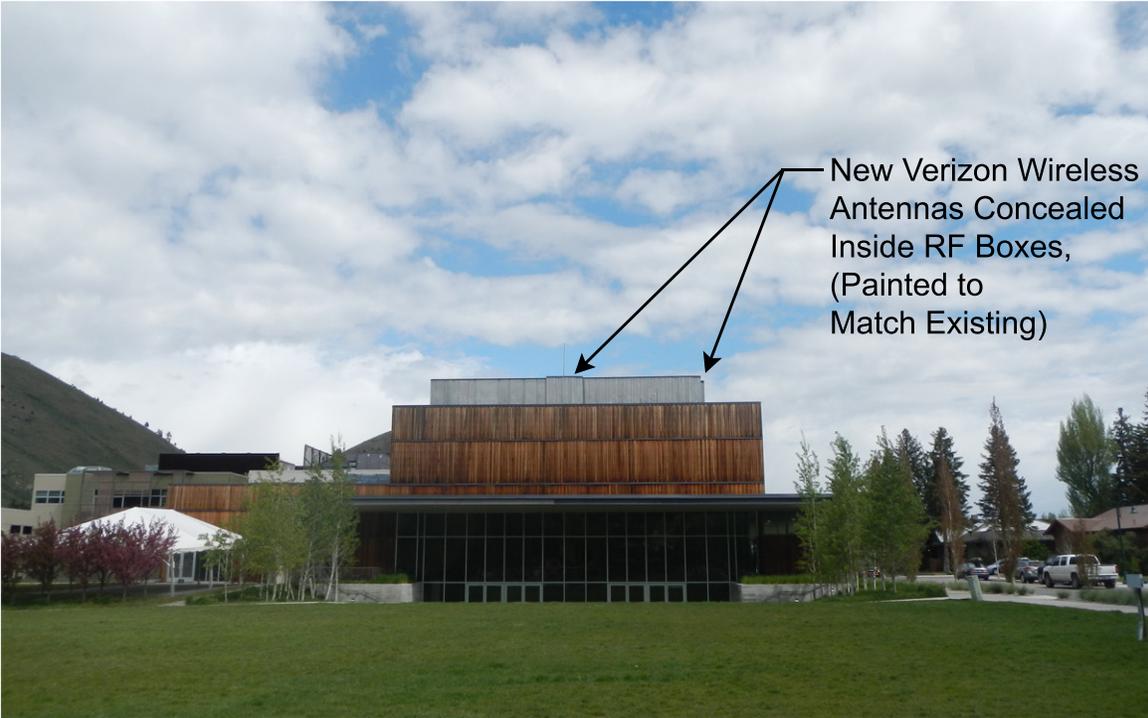


(This photo simulation is for illustrative purposes only)

Verizon Wireless Site Name:  
WY3 Cutthroat - South



Existing View from the South



New Verizon Wireless  
Antennas Concealed  
Inside RF Boxes,  
(Painted to  
Match Existing)

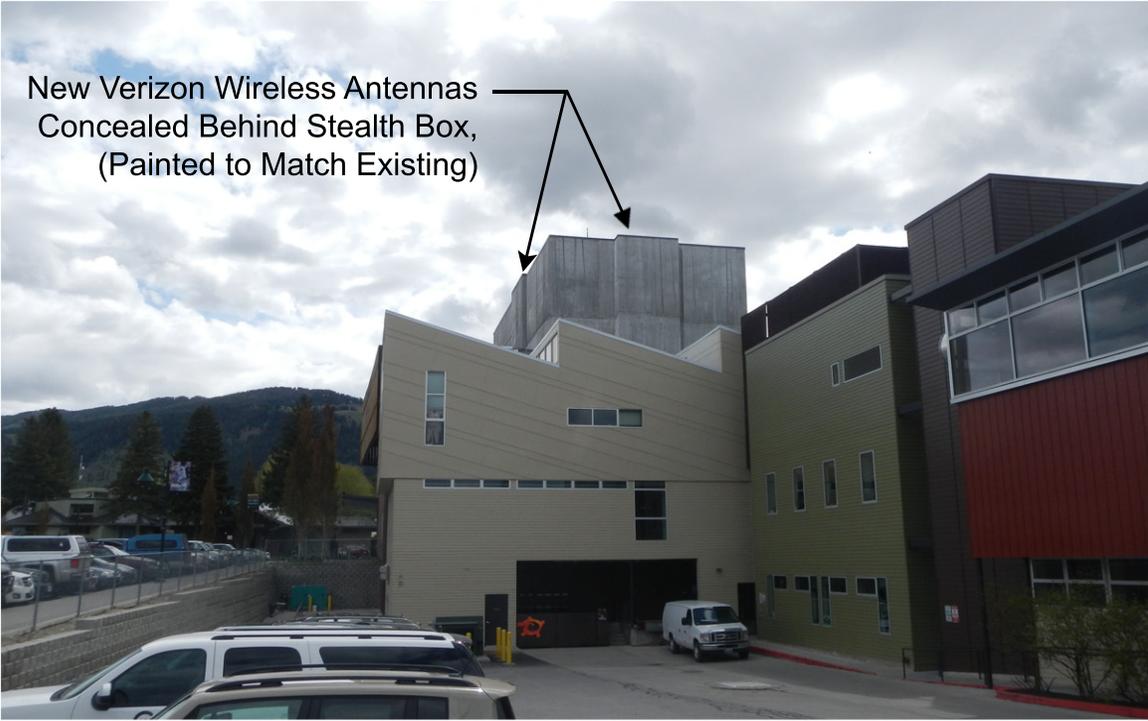
New Verizon Wireless Antennas Concealed Inside RF Enclosures



*(This photo simulation is for illustrative purposes only)*



Existing View from the West

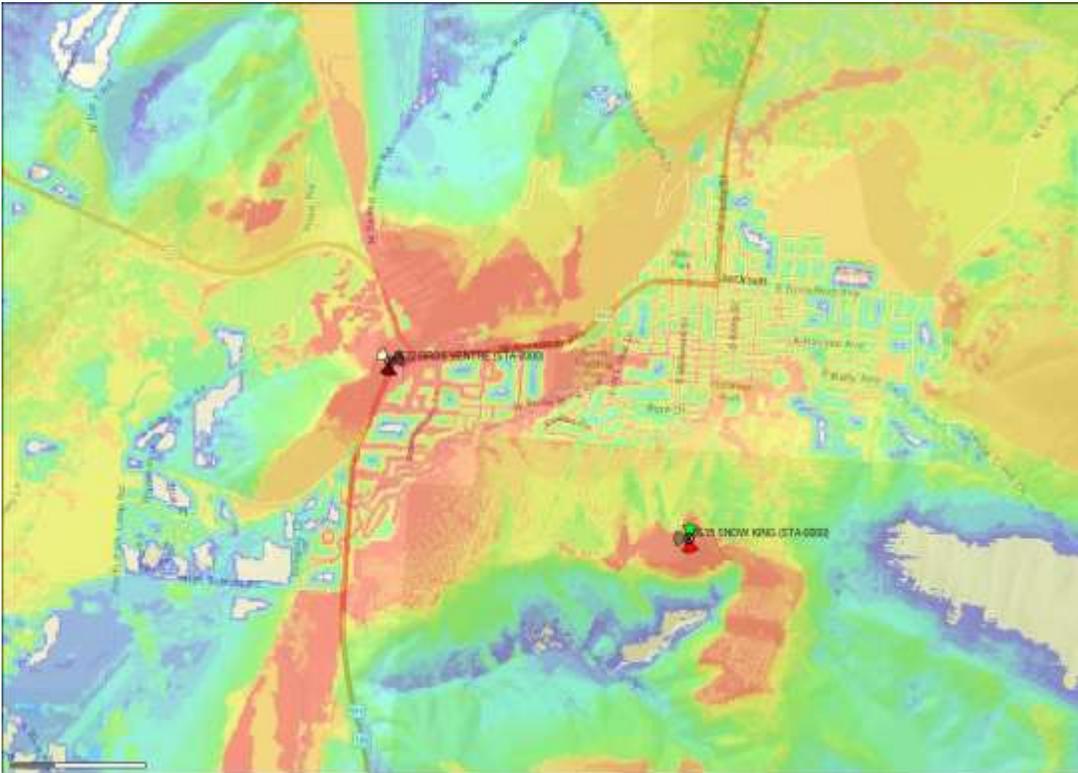


New Verizon Wireless Antennas Concealed Inside RF Enclosures



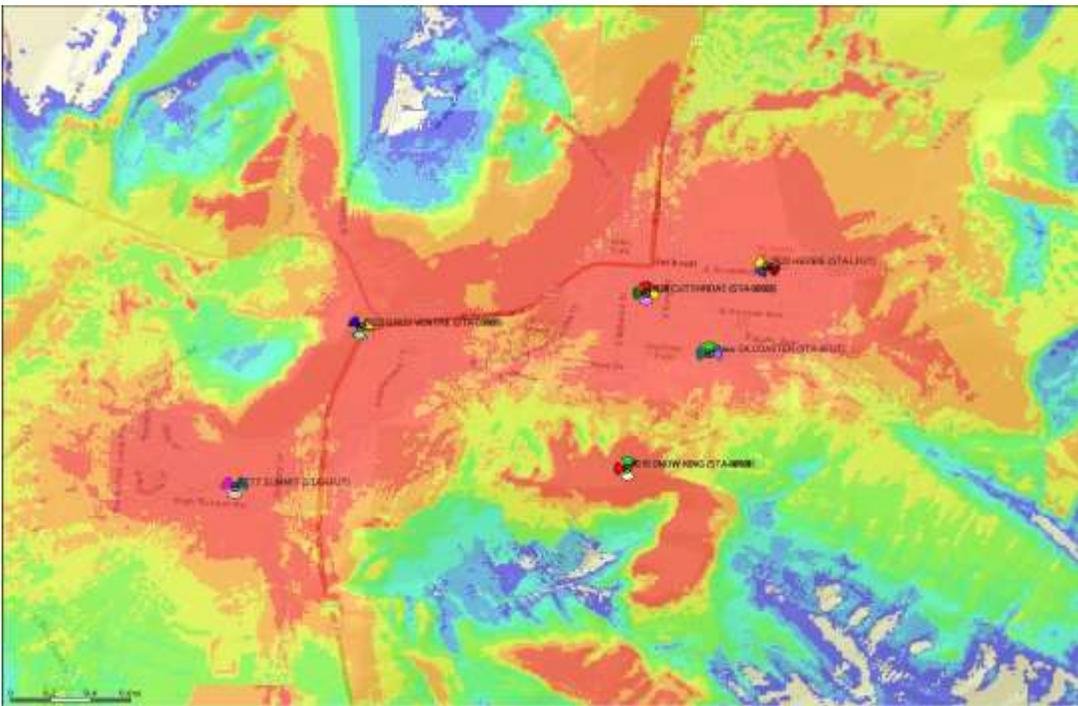
(This photo simulation is for illustrative purposes only)

**EXHIBIT A  
VERIZON WIRELESS WY3 CUTTHROAT  
EXISTING AND PROPOSED SITES IN JACKSON  
SHOWING CAPACITY**



**Existing:  
2 sites**

**(Red designates  
best capacity.)**



**Proposed:  
Add 4 new sites**

**(Increased capacity  
= more red areas)**

**EXHIBIT B  
VERIZON WIRELESS WY3 CUTTHROAT  
PROPOSED ROOFTOP EQUIPMENT CABINETS**



**Front View**



**Side View**



Site Name: **WY3 CUTTHROAT**  
 Site Address: **265 S. CACHE ST.  
 JACKSON, WY 83001**  
**TETON COUNTY**

**PROJECT DATA**

JURISDICTION: - TOWN OF JACKSON  
 PARCEL NUMBER: - 22-41-16-33-1-00-023  
 ZONING DESIGNATION: - PUBLIC/SEMI PUBLIC  
 OCCUPANCY GROUP: - U (OUTDOOR EQUIPMENT)  
 CONSTRUCTION TYPE: - N/A (OUTDOOR EQUIPMENT)  
 FULLY SPRINKLERED: - N/A (OUTDOOR EQUIPMENT)  
 NO. OF STORIES: - N/A (OUTDOOR EQUIPMENT)

**LEGAL DESCRIPTION:**

A PORTION OF THE NE ¼ OF SECTION 33, TOWNSHIP 41 NORTH, RANGE 116 WEST, 6TH P.M., TETON COUNTY, WYOMING.

GOVERNING CODES IF APPLICABLE:  
 2013 IBC, 2012 IFC, 2012 IMC, 2012 IECC, 2014 NEC.

A.D.A. COMPLIANCE:  
 NOT REQUIRED PER IBC 1103.2.9

**PROJECT DESCRIPTION**

NEW UNOCCUPIED TELECOMMUNICATIONS SITE CONSISTING OF NEW ANTENNAS INSIDE NEW CONCEALMENT ENCLOSURES ON AN EXISTING BUILDING WITH NEW EQUIPMENT CABINETS ON A NEW ROOFTOP PLATFORM.

**ISSUED FOR: ZONING**

**DRAWING INDEX**

T1	TITLE SHEET
LS1	OVERVIEW SURVEY
LS2	SURVEY DETAIL
LS3	SURVEY NOTES
LS4	SURVEY NOTES
Z1	OVERALL SITE PLAN & PHOTOS
Z2	ENLARGED SITE PLAN
Z3	ENLARGED ANTENNA & EQUIPMENT DETAILS
Z4	NORTH ELEVATIONS & PHOTOS
Z5	EAST ELEVATION & PHOTOS
Z6	SOUTH ELEVATION & PHOTOS
Z7	WEST ELEVATION & PHOTOS



VERIZON WIRELESS SERVICES  
 3131 S. VAUGHN WAY, SUITE 550  
 AURORA, CO 80014

**PROJECT INFORMATION:**

SITE NAME:  
**WY3 CUTTHROAT**

265 S. CACHE ST.  
 JACKSON, WY 83001  
 TETON COUNTY

Rev: Date: Description: By:

1	06/29/16	90% ZONING	MC
2	08/25/16	90% ZONING REV A	TC
3	09/14/16	90% ZONING REV B	TC

**PLANS PREPARED BY:**



16035 TABLE MOUNTAIN PARKWAY  
 Golden, CO 80403  
 303-993-3293  
 WWW.CENTERLINESOLUTIONS.COM

**LICENSURE NO.:**

Blank space for license number.

DRAWN BY: CHK BY: APV BY:

MC	KR	KS
----	----	----

**Sheet Title:**

**TITLE SHEET**

**Sheet Number:**

**T1**

**GENERAL CONTRACTOR NOTE**

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

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CALL BEFORE YOU DIG. WYOMING LAW REQUIRES 2 WORKING DAYS NOTICE FOR CONSTRUCTION PHASE: 811 OR 1-800-849-2476.

THESE DRAWINGS MAY NOT SHOW ALL UNDERGROUND PIPING AND UTILITIES. THE CONTRACTOR SHALL EXERCISE EXTREME CARE DURING ALL EXCAVATION AND OTHER CONSTRUCTION ACTIVITIES.

VZW WIRELESS IS RESPONSIBLE FOR ALL UTILITY LOCATES AND UTILITY RELOCATIONS REQUIRED FOR THIS INSTALLATION. VZW WIRELESS WILL SCHEDULE AND COORDINATE ALL WORK WITH THE OWNER TO ENSURE NO DISRUPTION TO OWNERS OPERATIONS.

VZW WIRELESS SHALL BE ABBREVIATED "VZW" THROUGHOUT.

**PROJECT TEAM**

**PROPERTY OWNER:**  
 TETON COUNTY & TOWN OF JACKSON  
 240 SOUTH GLENWOOD STREET  
 JACKSON, WY. 83001  
**FACILITY DIRECTOR:** MIKE DOWDA  
 307.734.8956

**BUILDING OWNER:**  
 TETON COUNTY & TOWN OF JACKSON  
 240 SOUTH GLENWOOD STREET  
 JACKSON, WY. 83001

**APPLICANT:**  
 VERIZON WIRELESS  
 3131 S. VAUGHN WAY, SUITE 550  
 AURORA, CO 80014

**CONSTRUCTION MANAGER:**  
 JASON SHELLEDY: 970.646.1286  
 VERIZON WIRELESS  
 3131 S. VAUGHN WAY, SUITE 550  
 AURORA, CO 80014

**RF ENGINEER:**  
 MIKE ESFANDI  
 RF DESIGN ENGINEER  
 303.873.2746

**SITE ACQUISITION FIRM:**  
 CLOSSER CONSULTING LLC  
 1599 CO. RD. 5221  
 P.O. BOX 423  
 TABERNASH, CO 80478  
 IRENE C. COOKE: 970.531.0831

**A&E FIRM:**  
 CENTERLINE SOLUTIONS  
 CHRISTOPHER SCOTT, PE.  
 303.993.3293 EXT. 1417

**CIVIL SURVEYOR:**  
 POWER SURVEYING CO., INC.  
 120 W. 84TH AVENUE  
 THORNTON, CO 80260  
 RICK GABRIEL: 303.702.1617

**LEGEND**

**ABBREVIATIONS:**

- EX- EXISTING
- H.H.- HAND HOLE (A BURIED BOX ALLOWING ACCESS TO UNDERGROUND CABLES)
- OVP- OVER VOLTAGE PROTECTION
- RRH- REMOTE RADIO HEAD (SAME AS RRU)
- TBD- TO BE DETERMINED
- U/G- UNDERGROUND
- VZW- VERIZON WIRELESS

**BASIC SYMBOLS:**

- ELEVATION SYMBOL: REFERENCE TO AN ELEVATION AT ANOTHER LOCATION IN THE DRAWING SET.
- SECTION SYMBOL: REFERENCE TO A SECTION VIEW AT ANOTHER LOCATION OF THE DRAWING SET.
- DETAIL SYMBOL: REFERENCE TO A DETAIL AT ANOTHER LOCATION OF THE DRAWING SET.
- BREAKLINE SYMBOL: INDICATES THAT THERE IS A PORTION OF THE VIEW THAT IS CUT OFF
- ELEVATION CALL OUT: REFERENCES HEIGHTS RELATIVE TO GROUND 0

**VICINITY MAP**



**DRIVING DIRECTIONS TO SITE**

**FROM DENVER, COLORADO:**  
 DEPARTING THE INTERSECTION OF I-70 & I-25, TAKE I-25 NORTH TO CHEYENNE, WY. FROM CHEYENNE TAKE I-80 WEST TO EXIT 104 AND CONTINUE NORTH ON US-191. IN THE TOWN OF JACKSON, TURN LEFT ONTO SOUTH CACHE STREET AND FOLLOW TO SITE.

**UTILITIES**

**POWER COMPANY:**  
**ROCKY MOUNTAIN POWER**  
 A DIVISION OF PACIFICORP  
 CONTACT: TBD  
 WK: / CELL:  
**TELCO COMPANY:**  
**T.B.D.**  
 CONTACT: TBD  
 WK: / CELL:

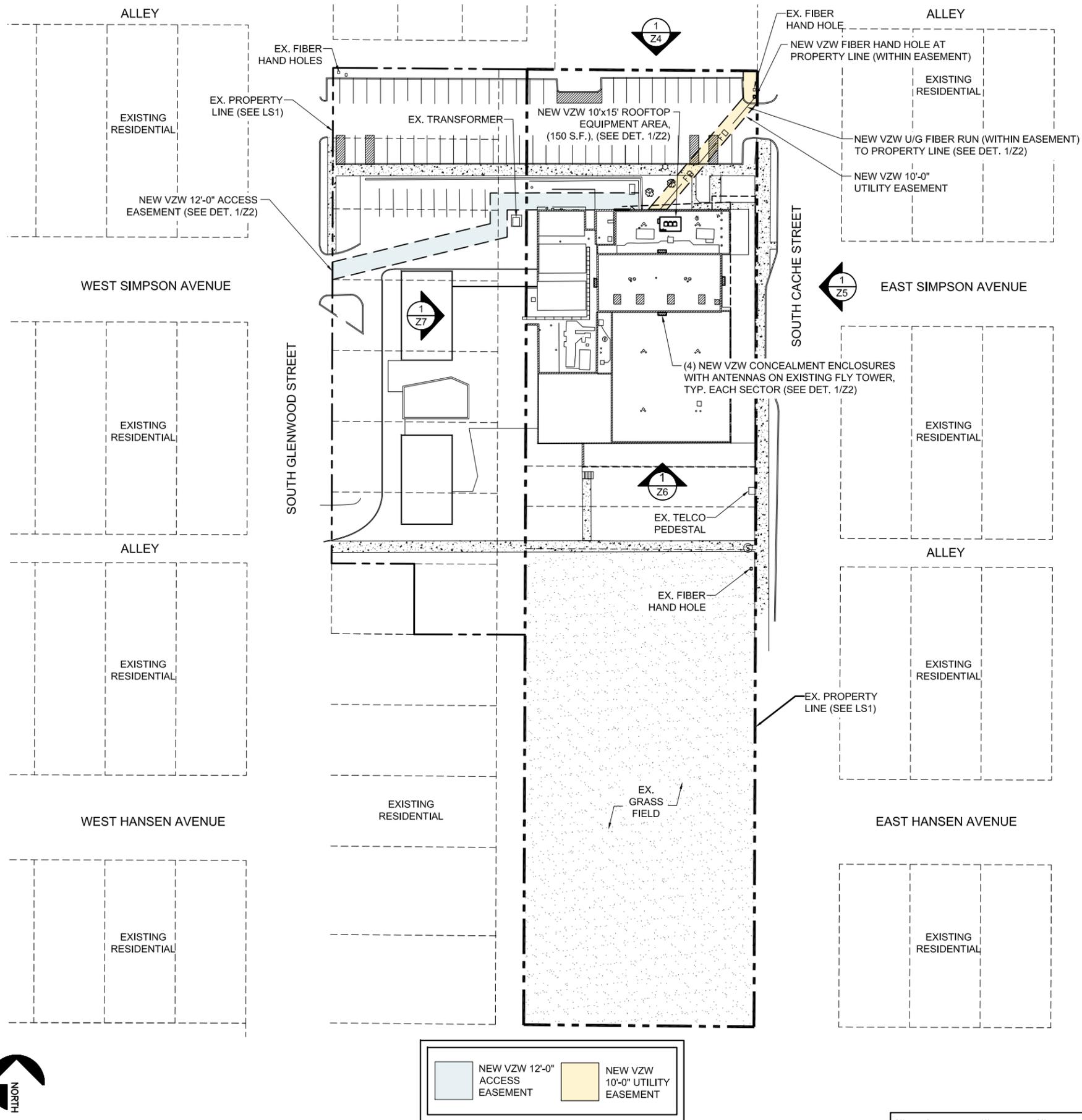


**Know what's below.  
 Call before you dig.**

**APPROVAL BLOCK**

TITLE	SIGNATURE	DATE
OWNER		
ENGINEER		
PROJECT MANAGER		

ACKNOWLEDGEMENT OR "SIGN-OFF" BY PARTIES TO THE CONSTRUCTION DRAWINGS DOES NOT CONSTITUTE ALTERATION OF THE LEASE TERMS.



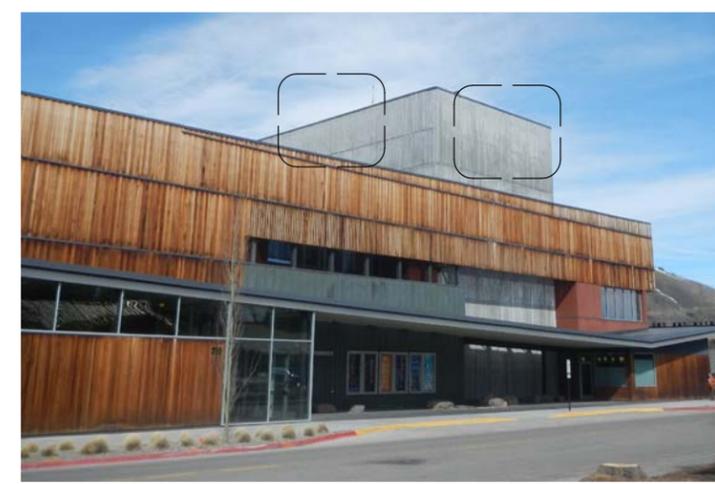
2 NEW VZW ANTENNA LOCATION - NE CORNER

SCALE: N.T.S.



3 NEW VZW ANTENNA LOCATION - SW CORNER

SCALE: N.T.S.



4 NEW VZW ANTENNA LOCATION - EAST ELEVATION

SCALE: N.T.S.



PROJECT INFORMATION:  
 SITE NAME:  
**WY3 CUTTHROAT**  
 265 S. CACHE ST.  
 JACKSON, WY 83001  
 TETON COUNTY

Rev:	Date:	Description:	By:
1	06/29/16	90% ZONING	MC
2	08/25/16	90% ZONING REV A	TC
3	09/14/16	90% ZONING REV B	TC

PLANS PREPARED BY:  
**CENTERLINE SOLUTIONS**  
*Advancing Wireless Networks*  
 16035 TABLE MOUNTAIN PARKWAY  
 Golden, CO 80403  
 303-993-3293  
 WWW.CENTERLINESOLUTIONS.COM

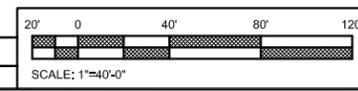
LICENSURE NO:  
 \_\_\_\_\_

DRAWN BY:	CHK BY:	APV BY:
MC	KR	KS

Sheet Title:  
**OVERALL SITE PLAN & PHOTOS**

Sheet Number:  
**Z1**

1 OVERALL SITE PLAN  
 SCALE: 1" = 40'-0"



PROJECT INFORMATION:

SITE NAME:  
**WY3 CUTTHROAT**

265 S. CACHE ST.  
JACKSON, WY 83001  
TETON COUNTY

Rev:	Date:	Description:	By:
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PLANS PREPARED BY:



16035 TABLE MOUNTAIN PARKWAY  
Golden, CO 80403  
303-993-3293  
WWW.CENTERLINESOLUTIONS.COM

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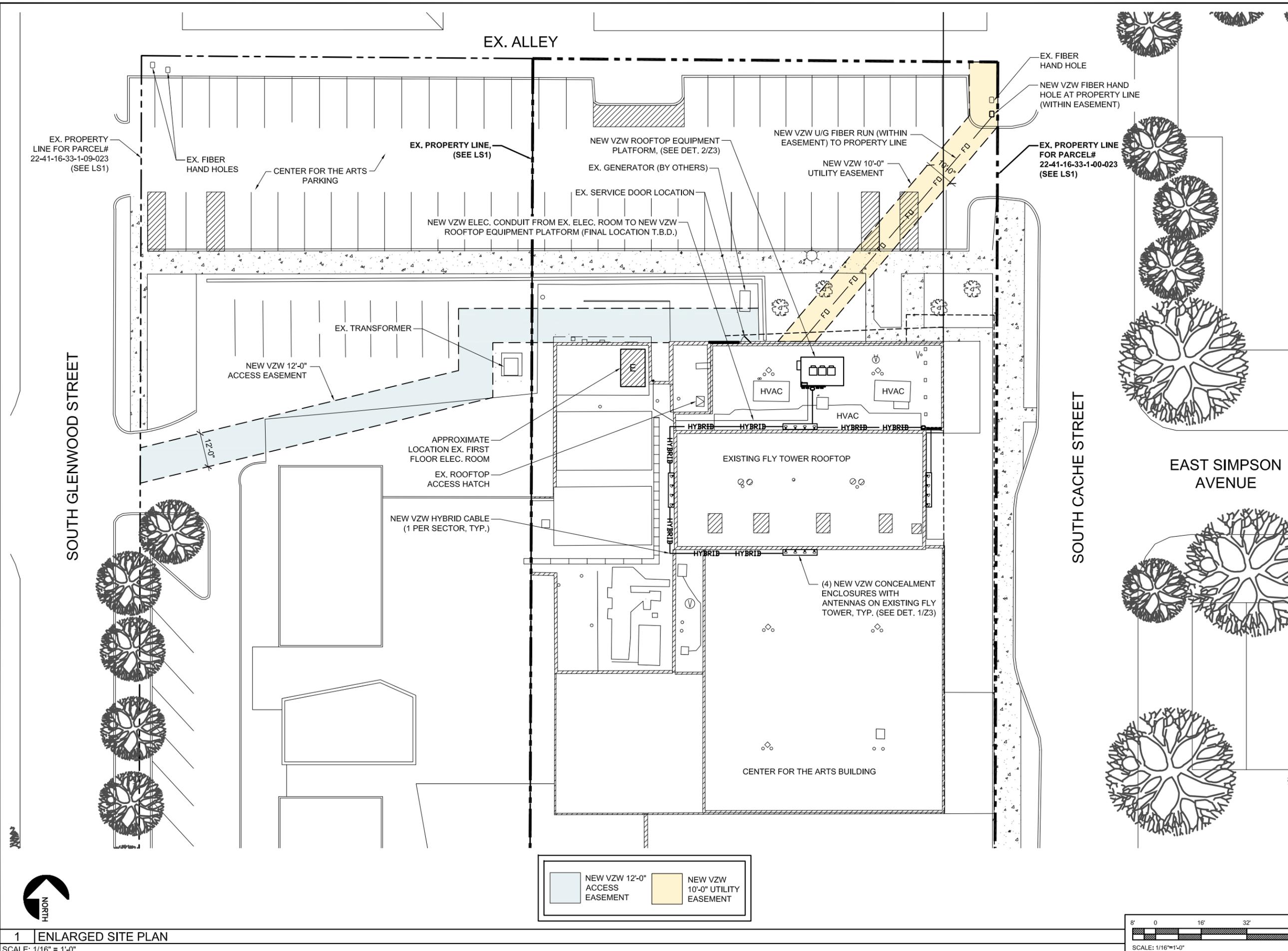
DRAWN BY:	CHK BY:	APV BY:
MC	KR	KS

Sheet Title:

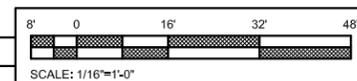
**ENLARGED  
SITE  
PLAN**

Sheet Number:

**Z2**



	NEW VZW 12'-0" ACCESS EASEMENT		NEW VZW 10'-0" UTILITY EASEMENT
--	--------------------------------	--	---------------------------------

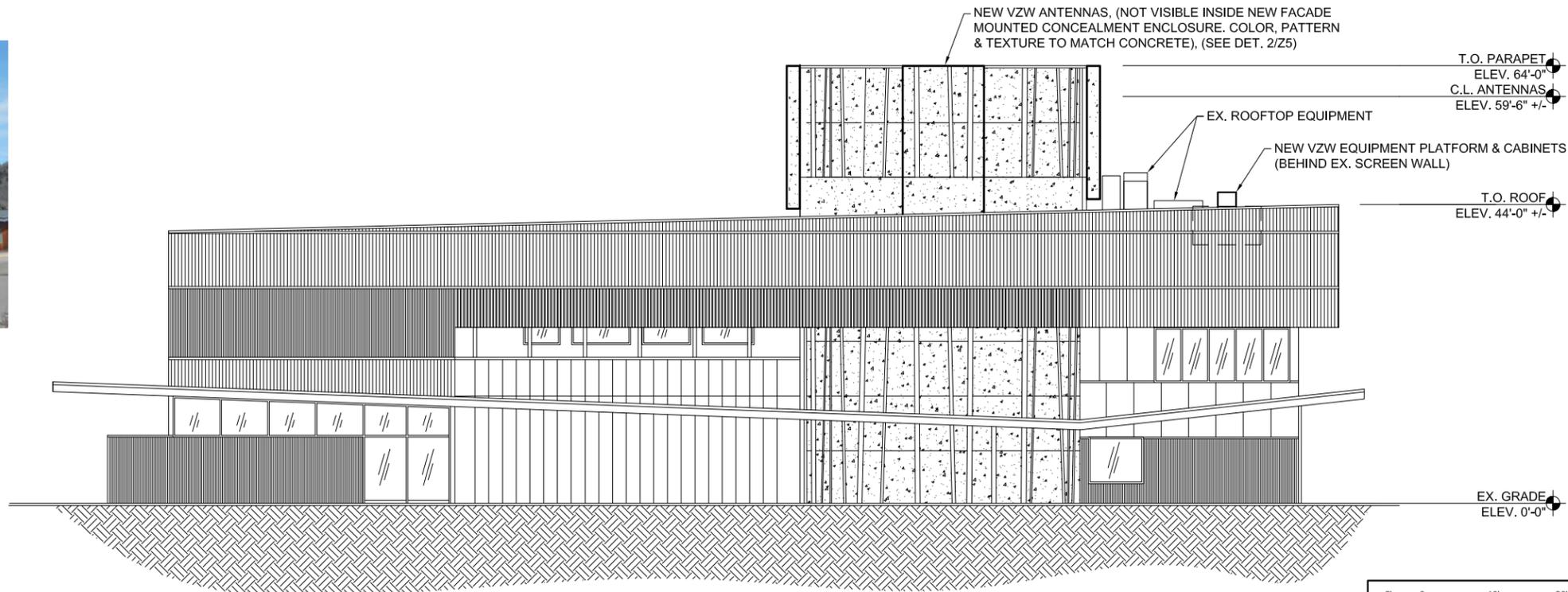






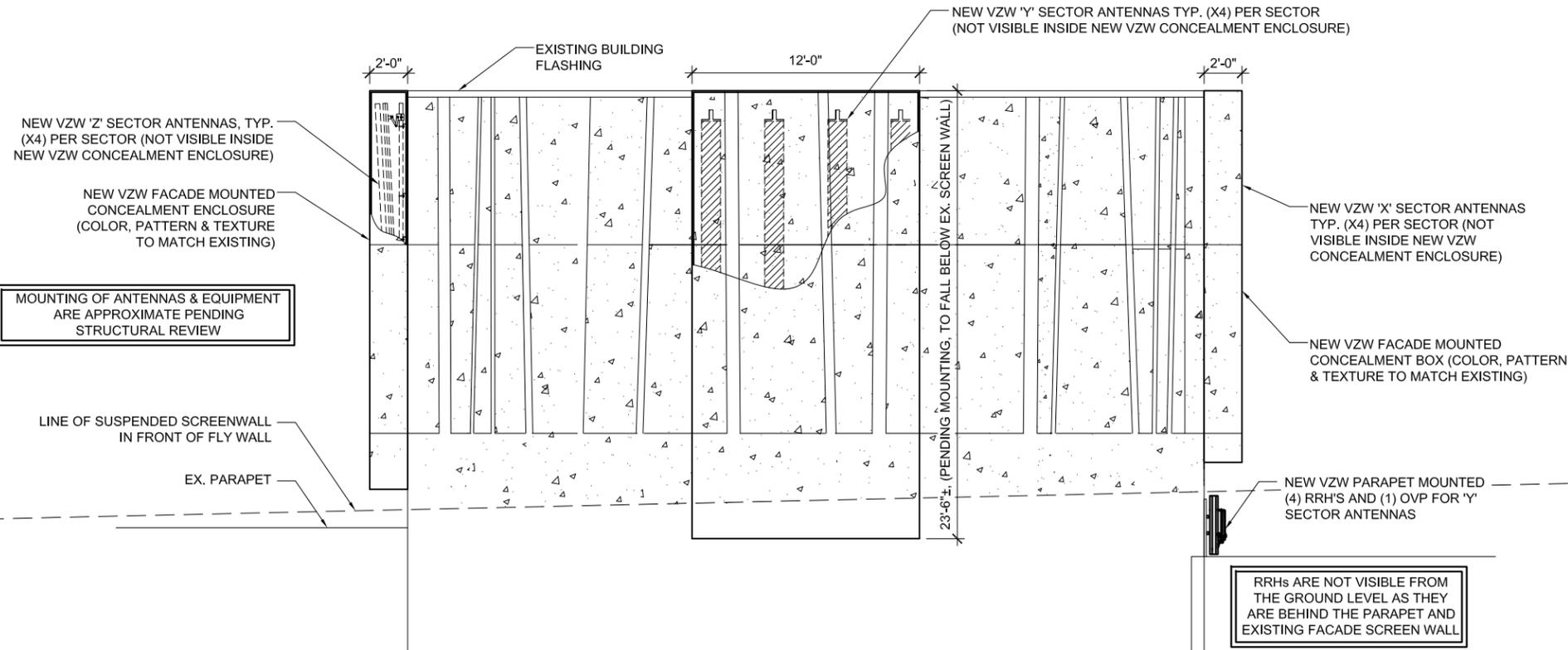


PHOTOSIMULATION OF PROPOSED 'Y' SECTOR CONCEALMENT ENCLOSURE, (TO RUN IN LENGTH LOWER THAN EXISTING SCREEN WALL)



1 EAST ELEVATION - 'Y' SECTOR

SCALE: 3/32" = 1'-0"



2 ENLARGED EAST ELEVATION - CONCEALMENT ENCLOSURE

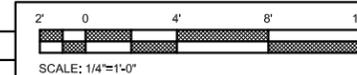
SCALE: 1/4" = 1'-0"



EXISTING VIEWS OF LOCATION FOR PROPOSED 'Y' SECTOR CONCEALMENT TO RUN BEHIND EX. SCREEN WALL



PROPOSED LOCATIONS OF 'Y' SECTOR CONCEALMENT ENCLOSURE, RRHs & OVP, (CONCEPTUAL SKETCH IS APPROXIMATE AND FOR ILLUSTRATIVE PURPOSES, SEE PLANS FOR DETAILS)



VERIZON WIRELESS SERVICES  
3131 S. VAUGHN WAY, SUITE 550  
AURORA, CO 80014

PROJECT INFORMATION:

SITE NAME:  
**WY3 CUTTHROAT**

265 S. CACHE ST.  
JACKSON, WY 83001  
TETON COUNTY

Rev:	Date:	Description:	By:
1	06/29/16	90% ZONING	MC
2	08/25/16	90% ZONING REV A	TC
3	09/14/16	90% ZONING REV B	TC

PLANS PREPARED BY:

**CENTERLINE SOLUTIONS**  
Advancing Wireless Networks  
16035 TABLE MOUNTAIN PARKWAY  
Golden, CO 80403  
303-993-3293  
WWW.CENTERLINESOLUTIONS.COM

LICENSURE NO:

DRAWN BY:	CHK BY:	APV BY:
MC	KR	KS

Sheet Title:

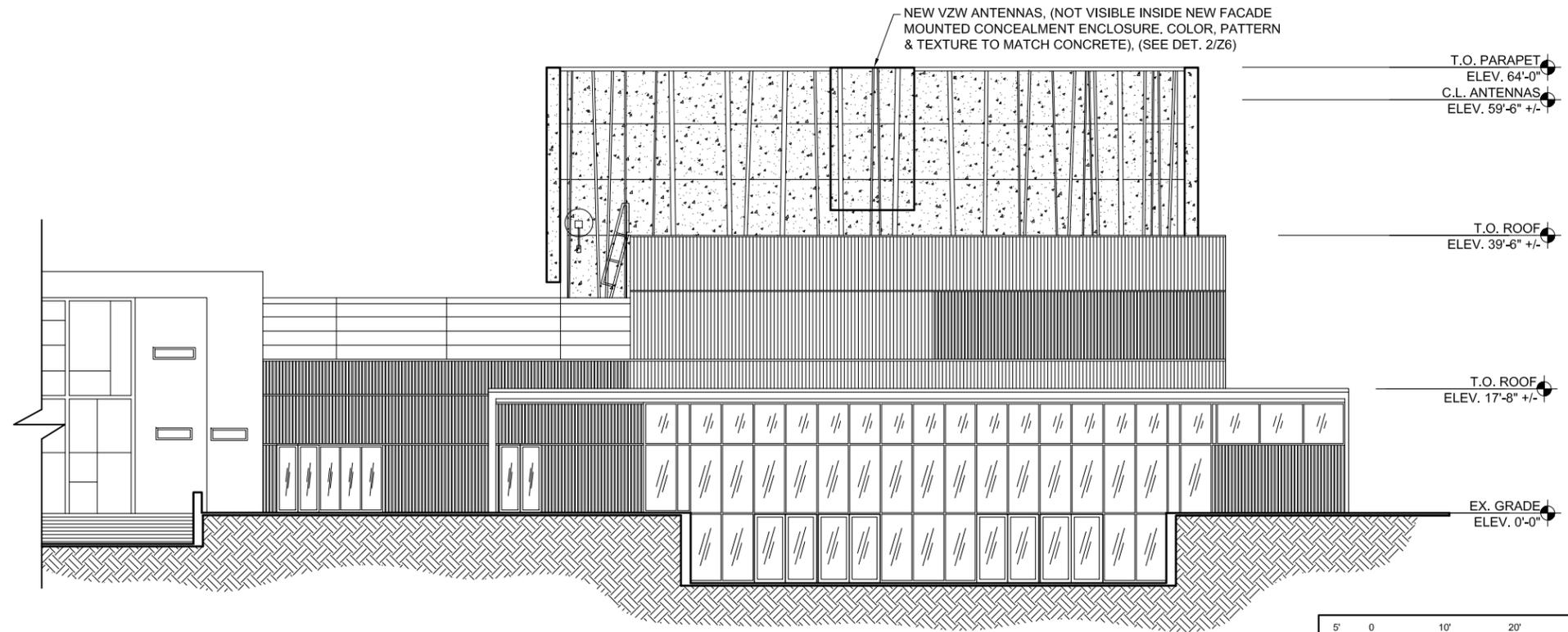
**EAST ELEVATIONS & PHOTOS**

Sheet Number:

**Z5**

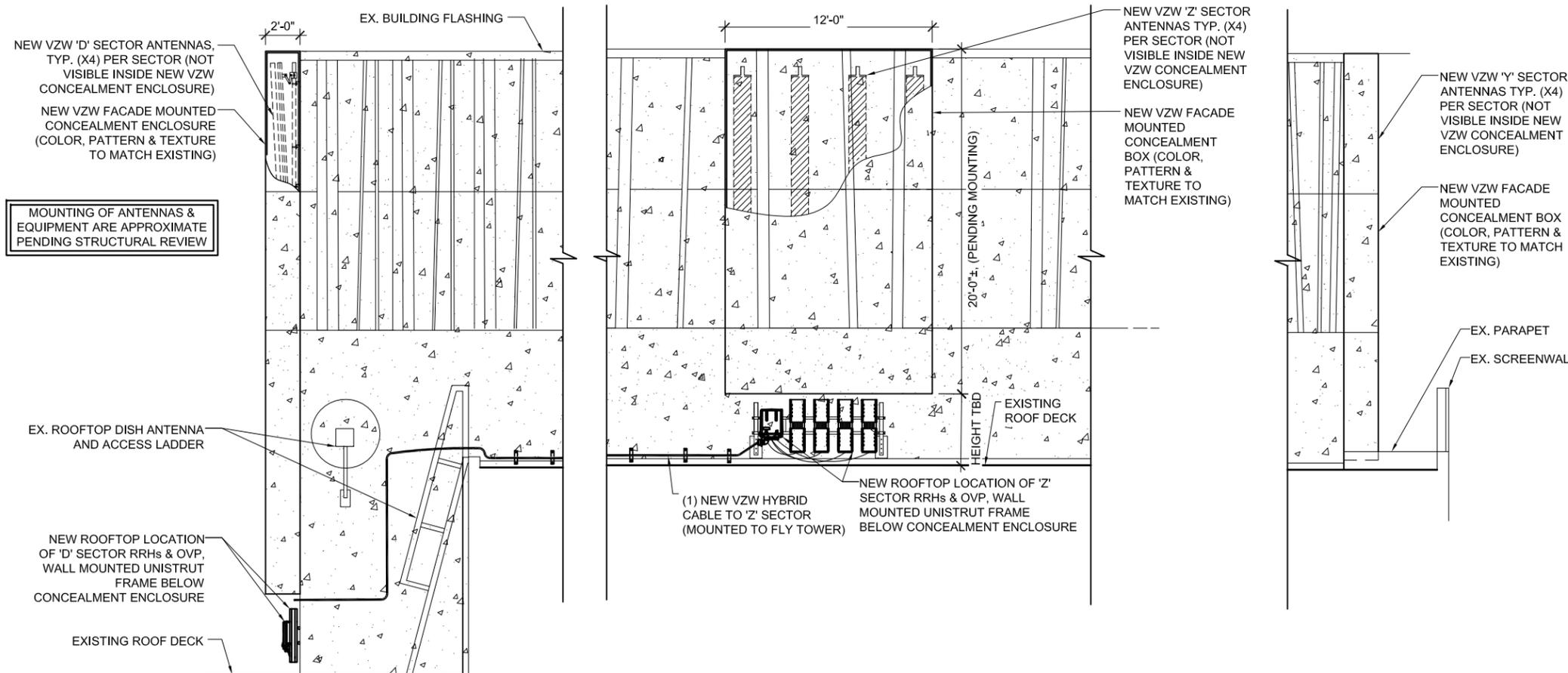


PHOTOSIMULATION OF PROPOSED 'Z' SECTOR CONCEALMENT ENCLOSURE



1 SOUTH ELEVATION - 'Z' SECTOR

SCALE: 3/32" = 1'-0"



2 ENLARGED SOUTH ELEVATION - CONCEALMENT ENCLOSURE

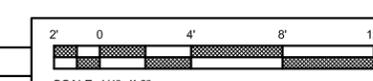
SCALE: 1/4" = 1'-0"



EXISTING VIEWS OF LOCATION FOR PROPOSED 'Z' SECTOR CONCEALMENT ENCLOSURE, (APPROXIMATELY 90' FROM PARAPET TO THE SOUTH)



PROPOSED LOCATIONS OF 'Z' SECTOR CONCEALMENT ENCLOSURE AS SEEN FROM STREET LEVEL SOUTH OF BUILDING, (LOCATION OF RRRs & OVP NOT VISIBLE BEYOND SCREEN WALL)



SCALE: 1/4" = 1'-0"



VERIZON WIRELESS SERVICES  
3131 S. VAUGHN WAY, SUITE 550  
AURORA, CO 80014

PROJECT INFORMATION:

SITE NAME:  
**WY3 CUTTHROAT**

265 S. CACHE ST.  
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1	06/29/16	90% ZONING	MC
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3	09/14/16	90% ZONING REV B	TC

PLANS PREPARED BY:



16035 TABLE MOUNTAIN PARKWAY  
Golden, CO 80403  
303-993-3293  
WWW.CENTERLINESOLUTIONS.COM

LICENSURE NO:

DRAWN BY:	CHK BY:	APV BY:
MC	KR	KS

Sheet Title:

**SOUTH ELEVATIONS & PHOTOS**

Sheet Number:

**Z6**





Site Name: **WY3 CUTTHROAT**  
 Site Address: **265 S. CACHE ST.  
 JACKSON, WY 83001**  
**TETON COUNTY**

**PROJECT DATA**

JURISDICTION: - TOWN OF JACKSON  
 PARCEL NUMBER: - 22-41-16-33-1-00-023  
 ZONING DESIGNATION: - PUBLIC/SEMI PUBLIC  
 OCCUPANCY GROUP: - U (OUTDOOR EQUIPMENT)  
 CONSTRUCTION TYPE: - N/A (OUTDOOR EQUIPMENT)  
 FULLY SPRINKLERED: - N/A (OUTDOOR EQUIPMENT)  
 NO. OF STORIES: - N/A (OUTDOOR EQUIPMENT)

**LEGAL DESCRIPTION:**

A PORTION OF THE NE ¼, OF SECTION 33, TOWNSHIP 41 NORTH, RANGE 116 WEST, 6TH P.M., TETON COUNTY, WYOMING.  
 GOVERNING CODES IF APPLICABLE:  
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 A.D.A. COMPLIANCE:  
 NOT REQUIRED PER IBC 1103.2.9

**PROJECT DESCRIPTION**

NEW UNOCCUPIED TELECOMMUNICATIONS SITE CONSISTING OF NEW ANTENNAS INSIDE NEW CONCEALMENT ENCLOSURES ON AN EXISTING BUILDING WITH NEW EQUIPMENT CABINETS ON A NEW ROOFTOP PLATFORM.

**ISSUED FOR: ZONING**

**DRAWING INDEX**

T1	TITLE SHEET
LS1	OVERVIEW SURVEY
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Z7	WEST ELEVATION & PHOTOS



PROJECT INFORMATION:  
 SITE NAME:  
**WY3 CUTTHROAT**  
 265 S. CACHE ST.  
 JACKSON, WY 83001  
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3	09/14/16	90% ZONING REV B	TC

PLANS PREPARED BY:



LICENSURE NO:

DRAWN BY:	CHK BY:	APV BY:
MC	KR	KS

Sheet Title:

**TITLE SHEET**

Sheet Number:

**T1**

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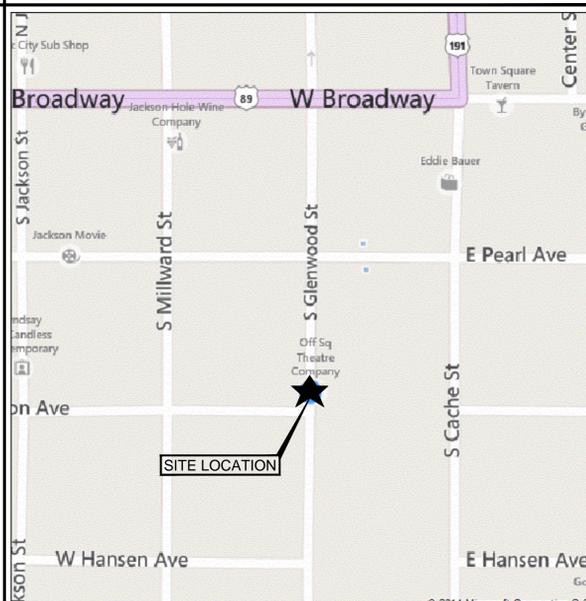
**PROJECT TEAM**

**PROPERTY OWNER:**  
 TETON COUNTY & TOWN OF JACKSON  
 240 SOUTH GLENWOOD STREET  
 JACKSON, WY. 83001  
 FACILITY DIRECTOR: MIKE DOWDA  
 307.734.8956  
**BUILDING OWNER:**  
 TETON COUNTY & TOWN OF JACKSON  
 240 SOUTH GLENWOOD STREET  
 JACKSON, WY. 83001  
**APPLICANT:**  
 VERIZON WIRELESS  
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 AURORA, CO 80014  
**CONSTRUCTION MANAGER:**  
 JASON SHELLEDY: 970.646.1286  
 VERIZON WIRELESS  
 3131 S. VAUGHN WAY, SUITE 550  
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 P.O. BOX 423  
 TABERNASH, CO 80478  
 IRENE C. COOKE: 970.531.0831  
**A&E FIRM:**  
 CENTERLINE SOLUTIONS  
 KHRISTOPHER SCOTT, PE.  
 303.993.3293 EXT. 1417  
**CIVIL SURVEYOR:**  
 POWER SURVEYING CO., INC.  
 120 W. 84TH AVENUE  
 THORNTON, CO 80260  
 RICK GABRIEL: 303.702.1617

**LEGEND**

**ABBREVIATIONS:**  
 EX- EXISTING  
 H.H.- HAND HOLE (A BURIED BOX ALLOWING ACCESS TO UNDERGROUND CABLES)  
 OVP- OVER VOLTAGE PROTECTION  
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 TBD- TO BE DETERMINED  
 U/G- UNDERGROUND  
 VZW- VERIZON WIRELESS  
**BASIC SYMBOLS:**  
 ELEVATION SYMBOL: REFERENCE TO AN ELEVATION AT ANOTHER LOCATION IN THE DRAWING SET.  
 SECTION SYMBOL: REFERENCE TO A SECTION VIEW AT ANOTHER LOCATION OF THE DRAWING SET.  
 DETAIL SYMBOL: REFERENCE TO A DETAIL AT ANOTHER LOCATION OF THE DRAWING SET.  
 BREAKLINE SYMBOL: INDICATES THAT THERE IS A PORTION OF THE VIEW THAT IS CUT OFF  
 ELEVATION CALL OUT: REFERENCES HEIGHTS RELATIVE TO GROUND 0

**VICINITY MAP**



**DRIVING DIRECTIONS TO SITE**

**FROM DENVER, COLORADO:**  
 DEPARTING THE INTERSECTION OF I-70 & I-25, TAKE I-25 NORTH TO CHEYENNE, WY. FROM CHEYENNE TAKE I-80 WEST TO EXIT 104 AND CONTINUE NORTH ON US-191. IN THE TOWN OF JACKSON, TURN LEFT ONTO SOUTH CACHE STREET AND FOLLOW TO SITE.

**UTILITIES**

**POWER COMPANY:**  
**ROCKY MOUNTAIN POWER**  
 A DIVISION OF PACIFICORP  
 CONTACT: TBD  
 WK: / CELL:  
**TELCO COMPANY:**  
 T.B.D.  
 CONTACT: TBD  
 WK: / CELL:

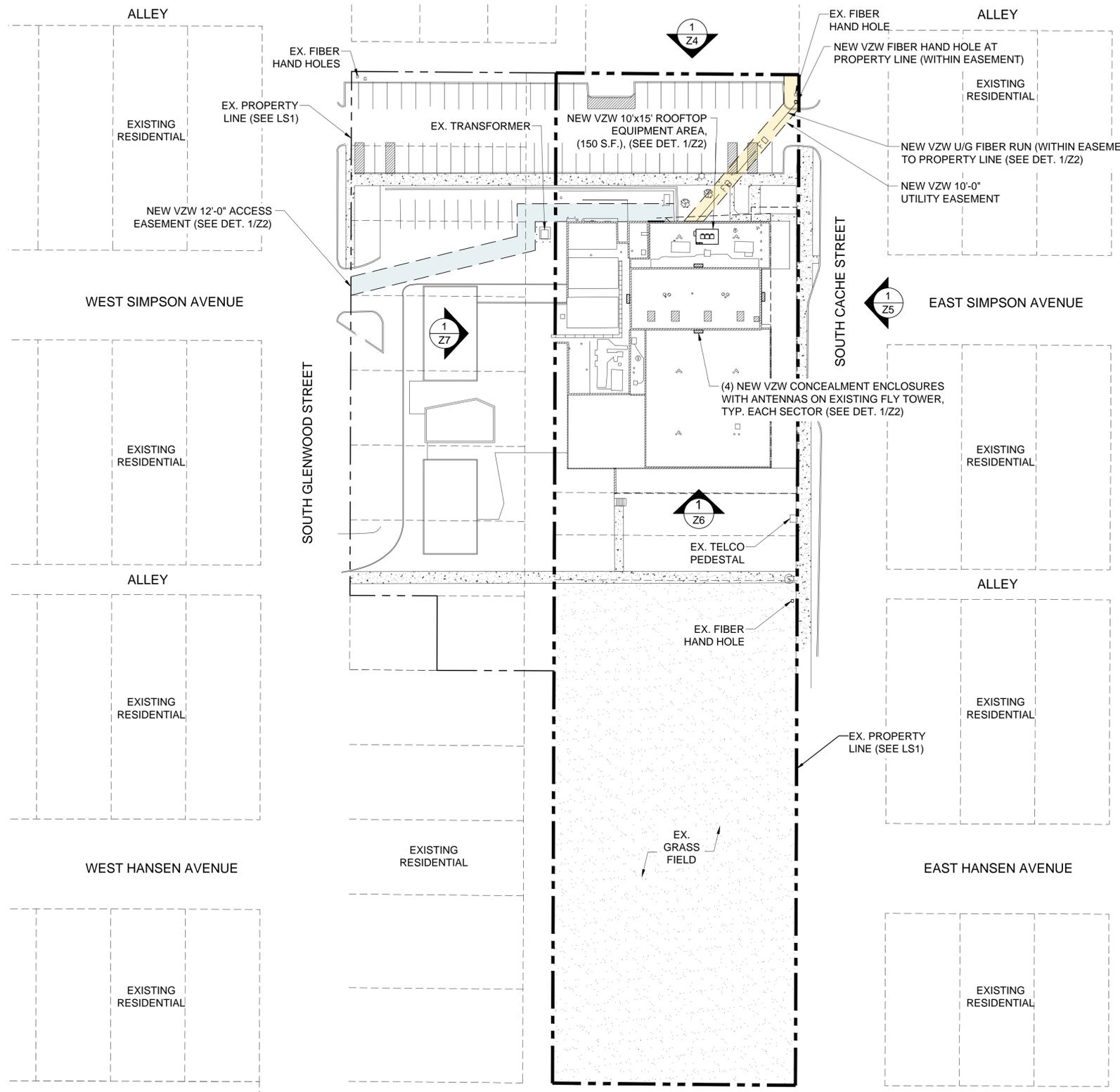


**Know what's below.  
 Call before you dig.**

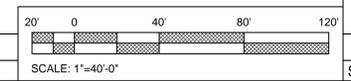
**APPROVAL BLOCK**

TITLE	SIGNATURE	DATE
OWNER		
ENGINEER		
PROJECT MANAGER		

ACKNOWLEDGEMENT OR "SIGN-OFF" BY PARTIES TO THE CONSTRUCTION DRAWINGS DOES NOT CONSTITUTE ALTERATION OF THE LEASE TERMS.



1 OVERALL SITE PLAN  
SCALE: 1" = 40'-0"



2 NEW VZW ANTENNA LOCATION - NE CORNER  
SCALE: N.T.S.



3 NEW VZW ANTENNA LOCATION - SW CORNER  
SCALE: N.T.S.



4 NEW VZW ANTENNA LOCATION - EAST ELEVATION  
SCALE: N.T.S.

**verizon**  
VERIZON WIRELESS SERVICES  
3131 S. VAUGHN WAY, SUITE 550  
AURORA, CO 80014

PROJECT INFORMATION:  
SITE NAME:  
**WY3 CUTTHROAT**  
265 S. CACHE ST.  
JACKSON, WY 83001  
TETON COUNTY

Rev:	Date:	Description:	By:
1	06/29/16	90% ZONING	MC
2	08/25/16	90% ZONING REV A	TC
3	09/14/16	90% ZONING REV B	TC

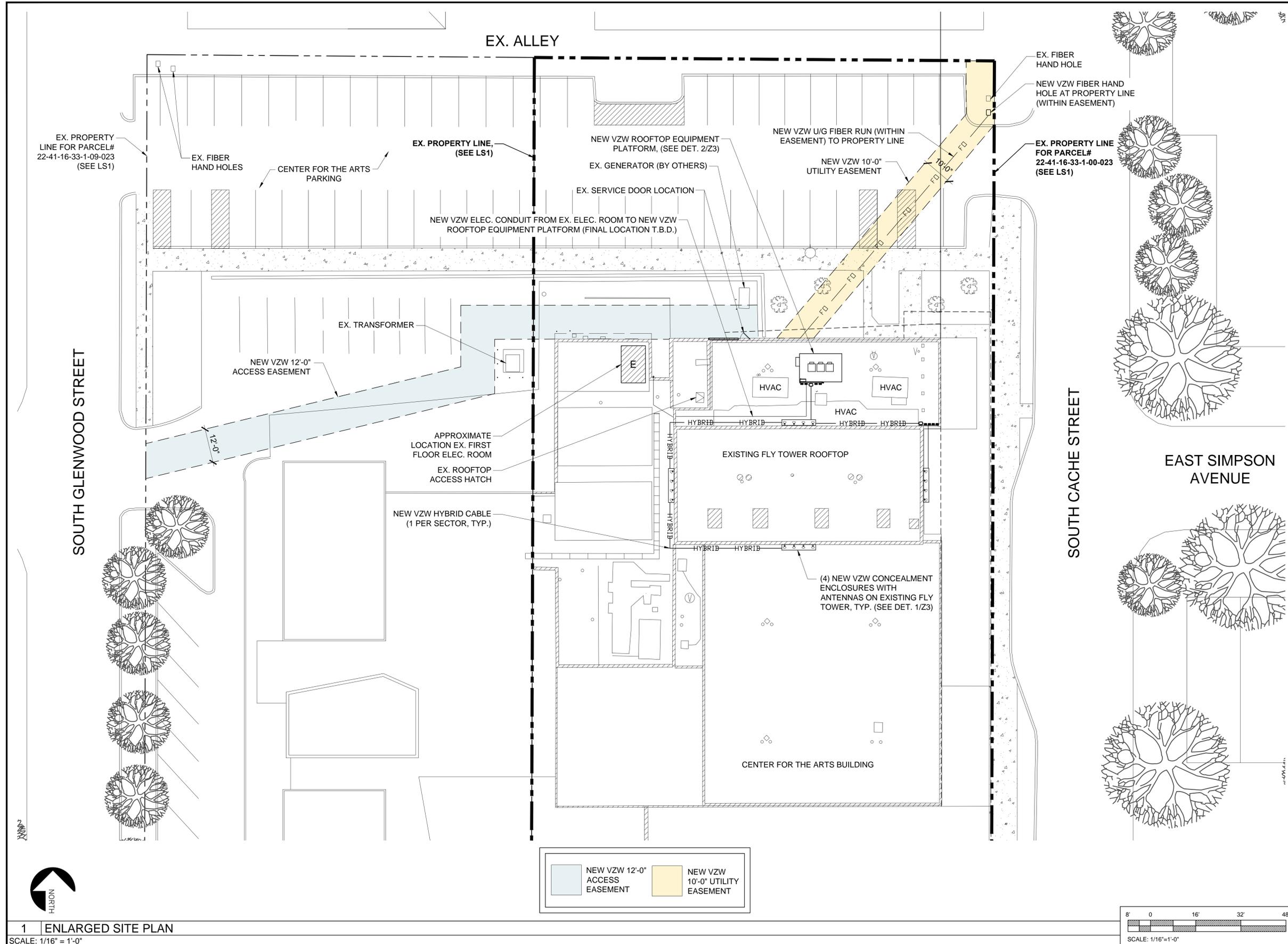
PLANS PREPARED BY:  
**CENTERLINE SOLUTIONS**  
*Advancing Wireless Networks*  
16035 TABLE MOUNTAIN PARKWAY  
Golden, CO 80403  
303-993-3293  
WWW.CENTERLINESOLUTIONS.COM

LICENSURE NO:

DRAWN BY:	CHK BY:	APV BY:
MC	KR	KS

Sheet Title:  
**OVERALL SITE PLAN & PHOTOS**

Sheet Number:  
**Z1**



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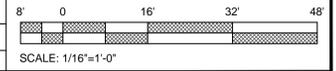
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**ENLARGED SITE PLAN**

Sheet Number:  
**Z2**





T.O. PARAPET  
ELEV. 64'-0"  
C.L. ANTENNAS  
ELEV. 59'-6" +/-

T.O. ROOF  
ELEV. 44'-0" +/-

EX. GRADE  
ELEV. 0'-0"

EXISTING BUILDING

CENTER FOR THE ARTS

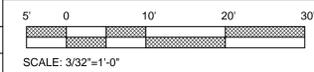
NEW VZW 4" FIBER CONDUIT  
(PAINT TO MATCH EX. BUILDING)

EX. SERVICE DOOR

NEW VZW ANTENNAS. (NOT VISIBLE INSIDE NEW FACADE MOUNTED CONCEALMENT ENCLOSURE. COLOR, PATTERN & TEXTURE TO MATCH CONCRETE), (SEE DET. 2/Z4)

EX. ROOFTOP HVAC EQUIPMENT

NEW VZW EQUIPMENT PLATFORM & CABINETS  
(BEHIND EX. SCREEN WALL)



1 NORTH ELEVATION - 'X' SECTOR

SCALE: 3/32" = 1'-0"



PROPOSED 'X' SECTOR CONCEALMENT TO RUN BEHIND EX. ROOFTOP EQUIPMENT, (CONCEPTUAL SKETCH IS APPROXIMATE AND FOR ILLUSTRATIVE PURPOSES, SEE PLANS FOR DETAILS)



PHOTOSIMULATION OF PROPOSED 'X' SECTOR CONCEALMENT, (EX. ROOFTOP EQUIPMENT BELOW EX. SCREEN WALL NOT SEEN FROM STREET LEVEL)



VERIZON WIRELESS SERVICES  
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Rev:	Date:	Description:	By:
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3	09/14/16	90% ZONING REV B	TC

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MC KR KS

Sheet Title:

**NORTH ELEVATIONS & PHOTOS**

Sheet Number:

**Z4**

NEW VZW 'Y' SECTOR ANTENNAS. TYP. (X4) PER SECTOR (NOT VISIBLE INSIDE NEW VZW CONCEALMENT ENCLOSURE)

NEW VZW FACADE MOUNTED CONCEALMENT ENCLOSURE (COLOR, PATTERN & TEXTURE TO MATCH EXISTING)

MOUNTING OF ANTENNAS & EQUIPMENT ARE APPROXIMATE PENDING STRUCTURAL REVIEW

NEW VZW ROOFTOP LOCATION OF 'Y' SECTOR RRHs & OVP, ON NEW UNISTRUT FRAME MOUNTED TO PARAPET (SEE ADJACENT PHOTO) NOT TO EXCEED HEIGHT OF EX. SCREEN WALL

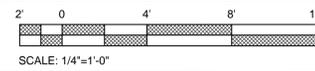
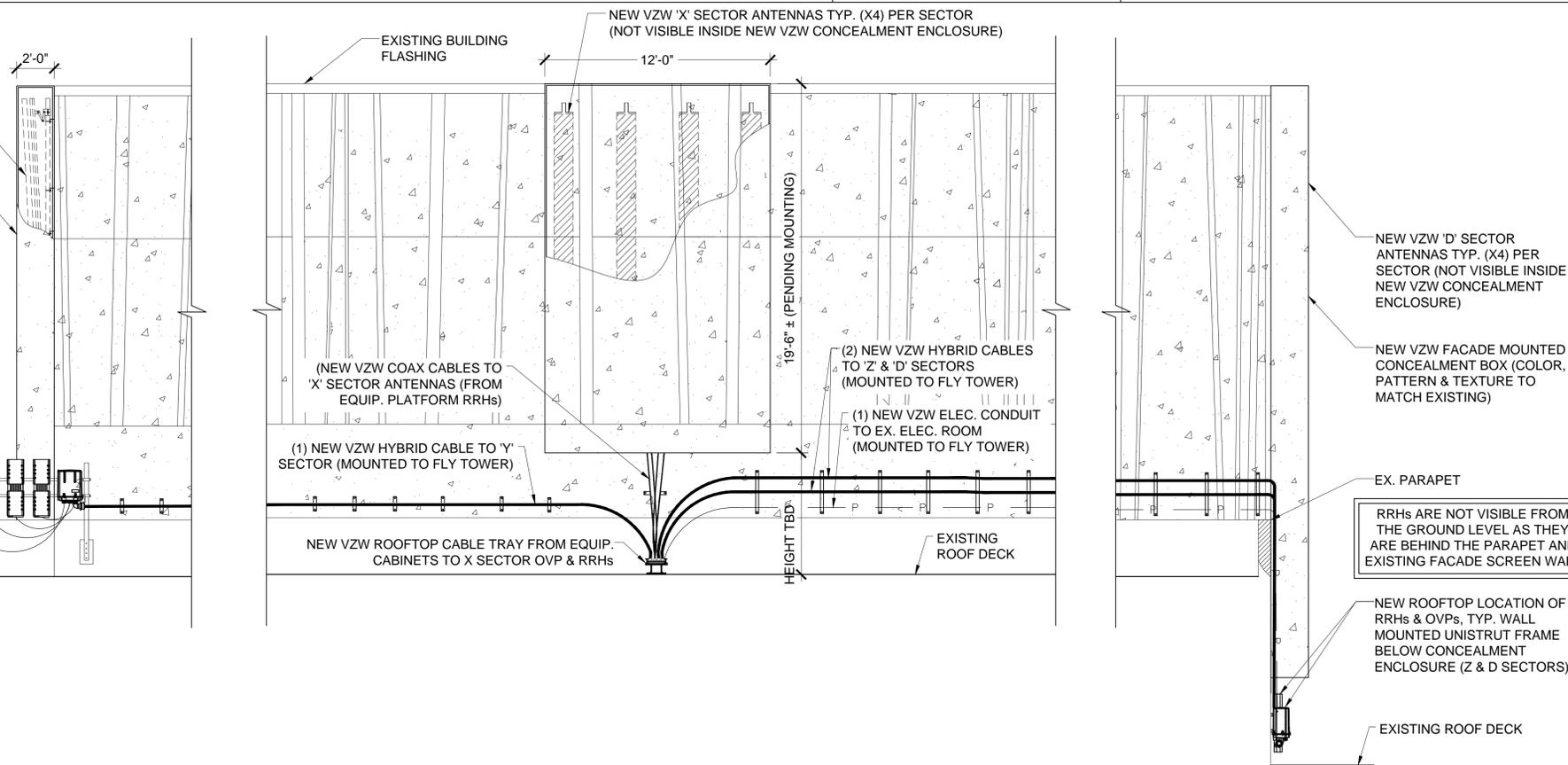
EX. SCREENWALL



PROPOSED LOCATION OF 'Y' SECTOR RRHs & OVP

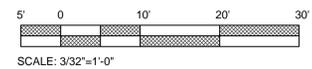
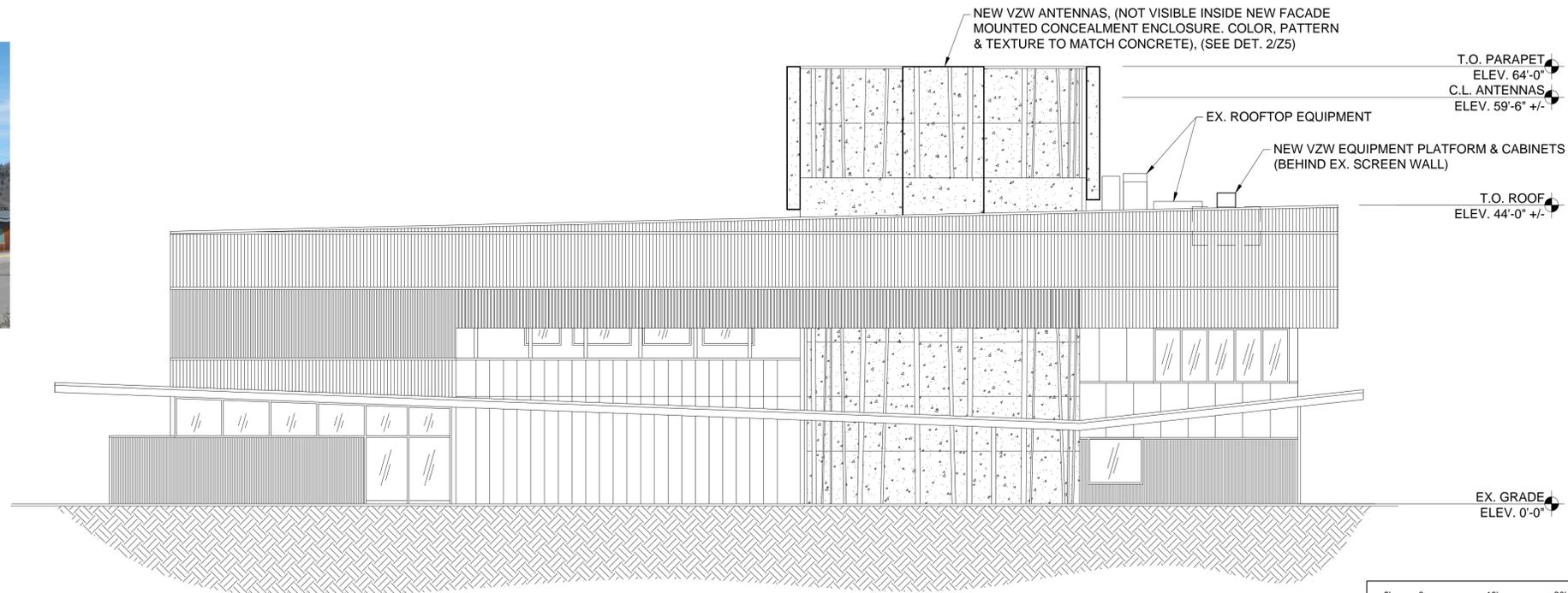
2 ENLARGED NORTH ELEVATION - CONCEALMENT ENCLOSURE

SCALE: 1/4" = 1'-0"



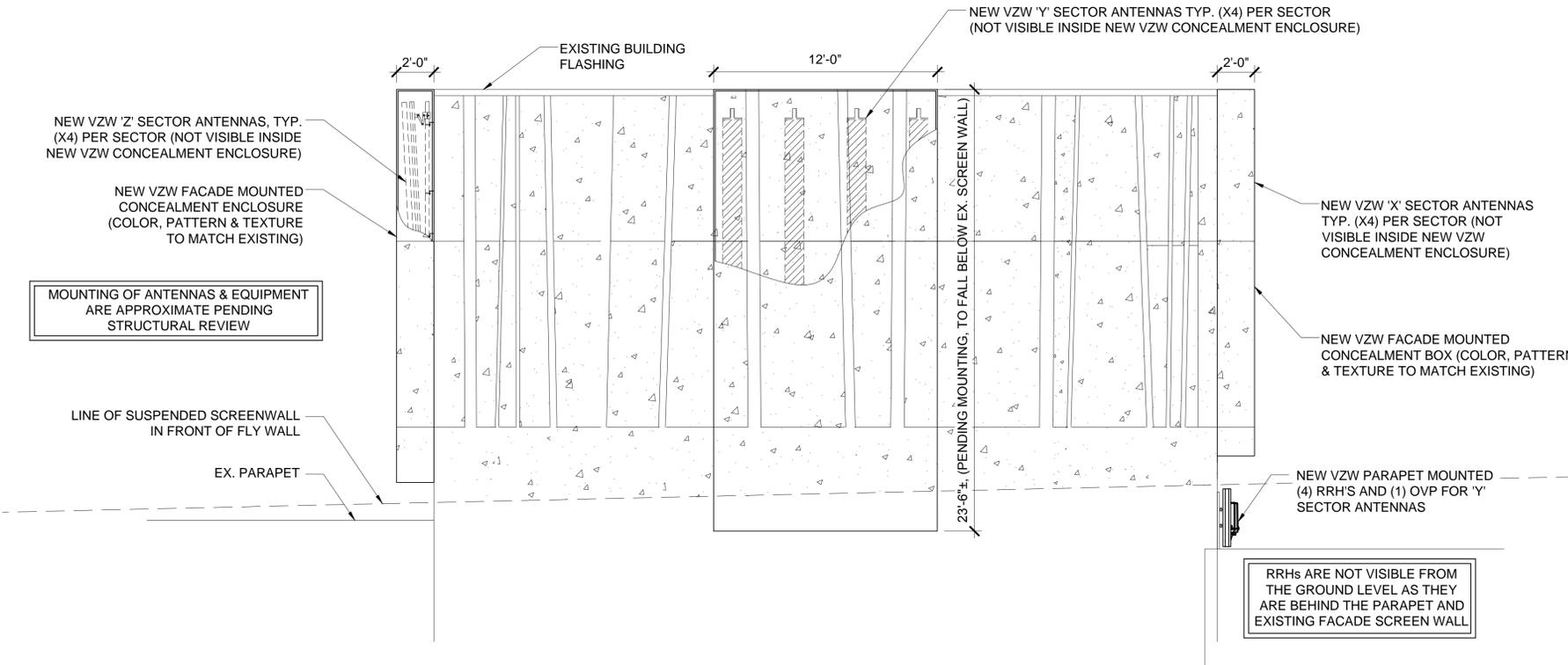


PHOTOSIMULATION OF PROPOSED 'Y' SECTOR CONCEALMENT ENCLOSURE. (TO RUN IN LENGTH LOWER THAN EXISTING SCREEN WALL)



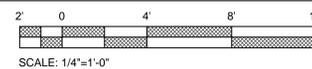
1 EAST ELEVATION - 'Y' SECTOR

SCALE: 3/32" = 1'-0"



2 ENLARGED EAST ELEVATION - CONCEALMENT ENCLOSURE

SCALE: 1/4" = 1'-0"



EXISTING VIEWS OF LOCATION FOR PROPOSED 'Y' SECTOR CONCEALMENT TO RUN BEHIND EX. SCREEN WALL



PROPOSED LOCATIONS OF 'Y' SECTOR CONCEALMENT ENCLOSURE, RRHs & OVP. (CONCEPTUAL SKETCH IS APPROXIMATE AND FOR ILLUSTRATIVE PURPOSES. SEE PLANS FOR DETAILS)



VERIZON WIRELESS SERVICES  
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TETON COUNTY

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PLANS PREPARED BY:



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MC	KR	KS

Sheet Title:

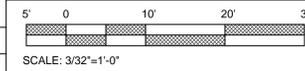
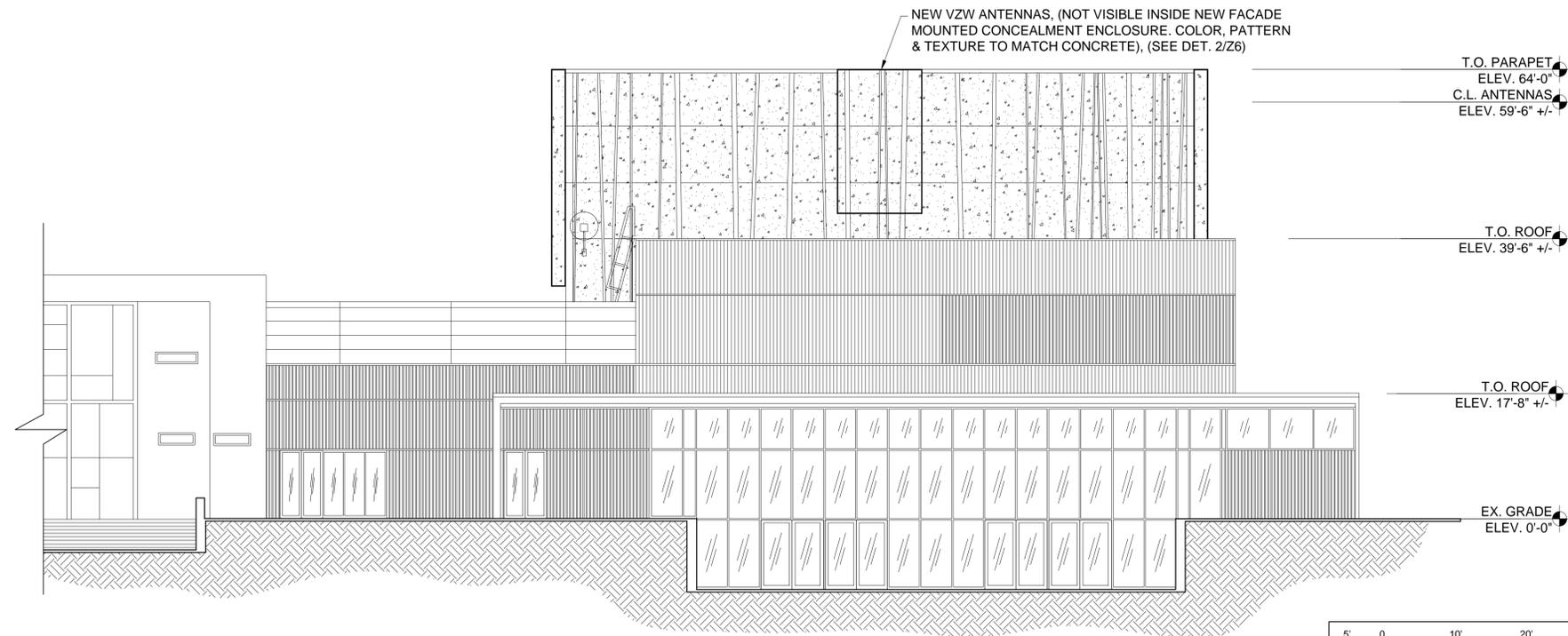
**EAST  
ELEVATIONS  
& PHOTOS**

Sheet Number:

**Z5**

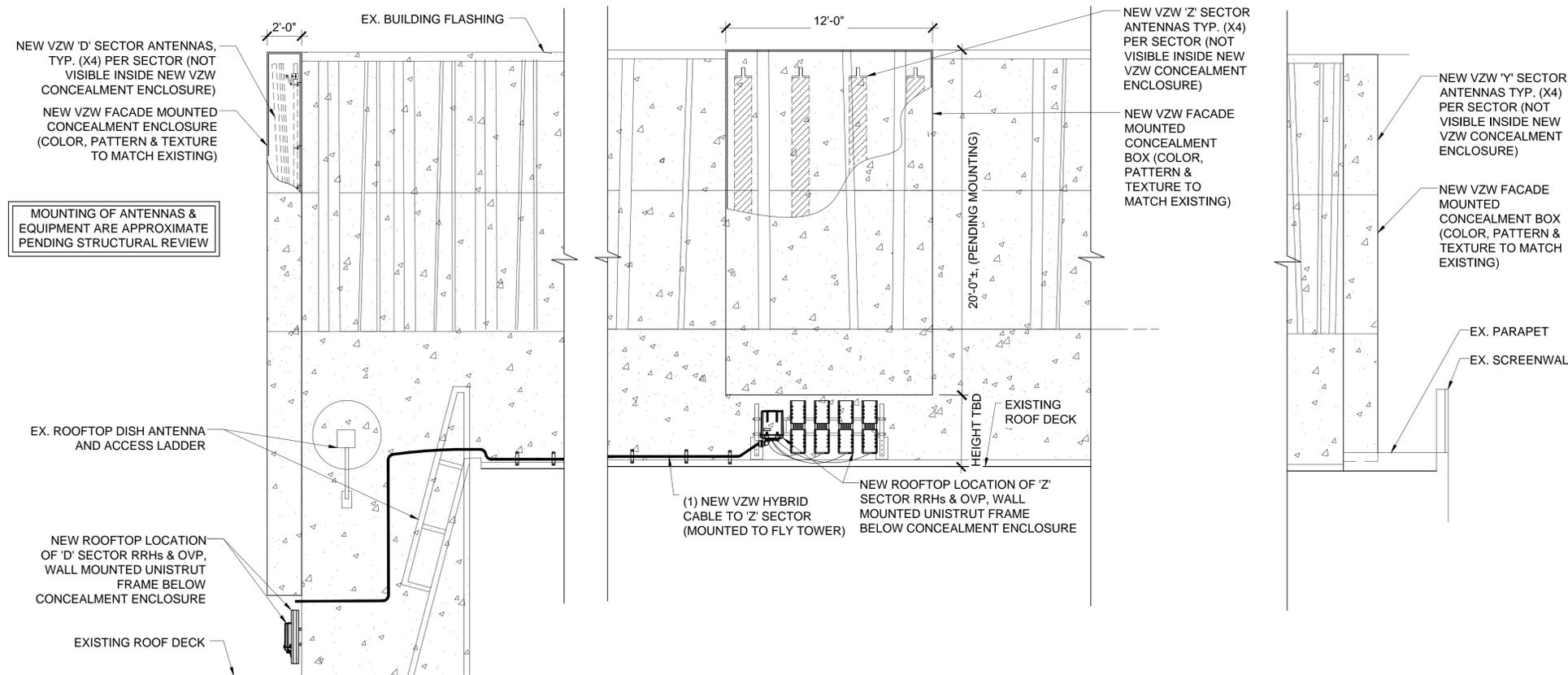


PHOTOSIMULATION OF PROPOSED 'Z' SECTOR CONCEALMENT ENCLOSURE

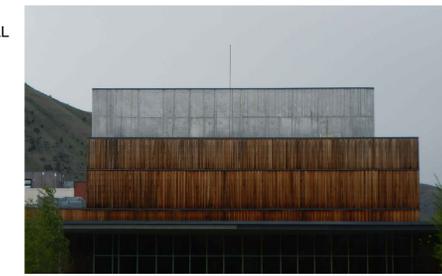


1 SOUTH ELEVATION - 'Z' SECTOR

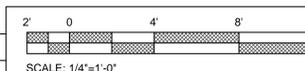
SCALE: 3/32" = 1'-0"



EXISTING VIEWS OF LOCATION FOR PROPOSED 'Z' SECTOR CONCEALMENT ENCLOSURE, (APPROXIMATELY 90' FROM PARAPET TO THE SOUTH)



PROPOSED LOCATIONS OF 'Z' SECTOR CONCEALMENT ENCLOSURE AS SEEN FROM STREET LEVEL SOUTH OF BUILDING, (LOCATION OF RRHs & OVP NOT VISIBLE BEYOND SCREEN WALL)



2 ENLARGED SOUTH ELEVATION - CONCEALMENT ENCLOSURE

SCALE: 1/4" = 1'-0"

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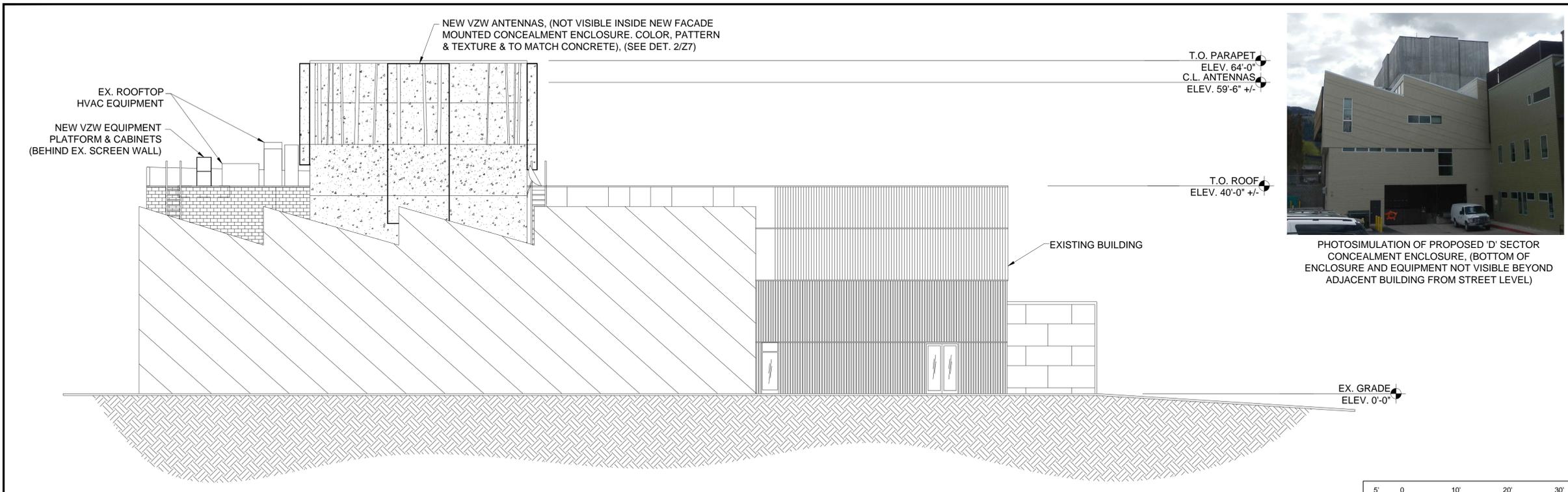
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2	08/25/16	90% ZONING REV A	TC
3	09/14/16	90% ZONING REV B	TC

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 Advancing Wireless Networks  
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 APV BY: KS

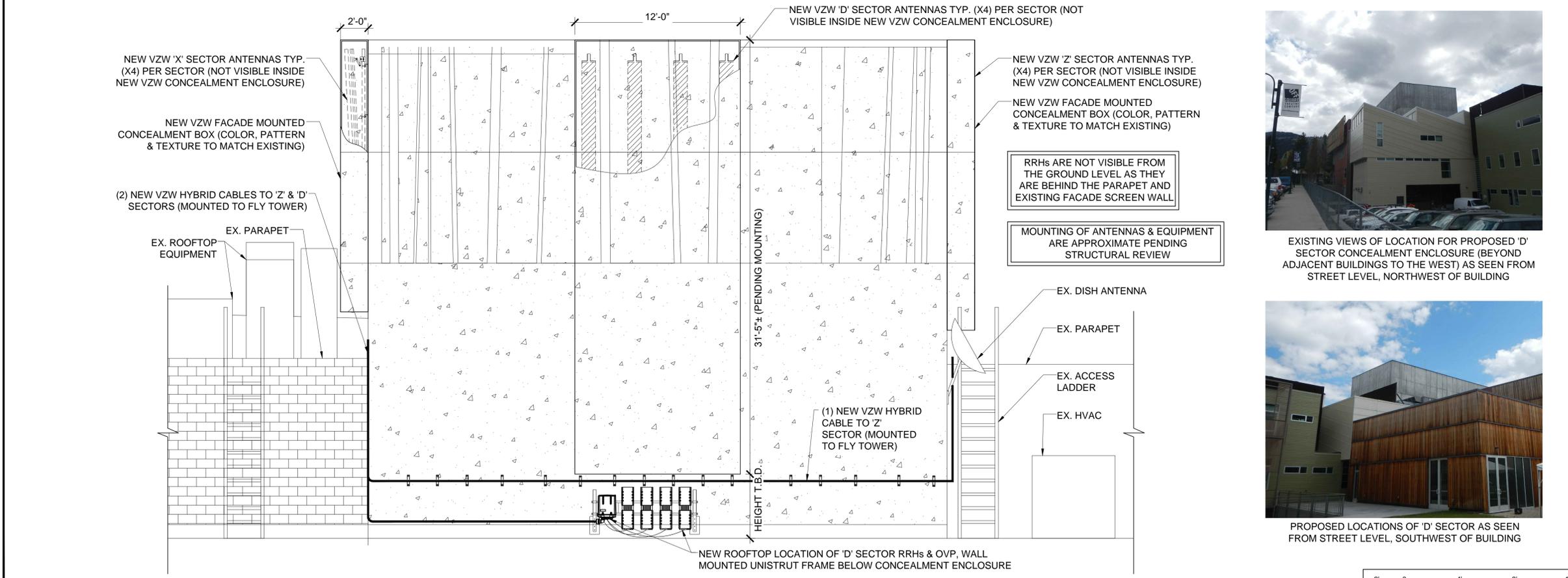
Sheet Title:  
**SOUTH ELEVATIONS & PHOTOS**

Sheet Number:  
**Z6**



PHOTOSIMULATION OF PROPOSED 'D' SECTOR CONCEALMENT ENCLOSURE, (BOTTOM OF ENCLOSURE AND EQUIPMENT NOT VISIBLE BEYOND ADJACENT BUILDING FROM STREET LEVEL)

1 WEST ELEVATION - 'D' SECTOR  
SCALE: 3/32" = 1'-0"



EXISTING VIEWS OF LOCATION FOR PROPOSED 'D' SECTOR CONCEALMENT ENCLOSURE (BEYOND ADJACENT BUILDINGS TO THE WEST) AS SEEN FROM STREET LEVEL, NORTHWEST OF BUILDING



PROPOSED LOCATIONS OF 'D' SECTOR AS SEEN FROM STREET LEVEL, SOUTHWEST OF BUILDING

2 ENLARGED WEST ELEVATION - CONCEALMENT ENCLOSURES  
SCALE: 1/4" = 1'-0"

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 AURORA, CO 80014

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 DRAWN BY: MC  
 CHK BY: KR  
 APV BY: KS

Sheet Title:  
**WEST ELEVATIONS & PHOTOS**

Sheet Number:  
**Z7**