





COMMONWEALTH OF VIRGINIA  
**COUNTY OF HENRICO**

John A. Vithoulkas  
County Manager

June 18, 2013

Richmond 20 MHz, LLC  
d.b.a. NTELOS  
Attn: Mr. Marc Cornell  
7501 Boulders View Dr., Suite 600  
Richmond, VA 23225

Re: Provisional Use Permit PUP2013-00003

Dear Mr. Cornell:

The Board of Supervisors at its meeting on June 11, 2013, granted your request for a Provisional Use Permit under Sections 24-95(a)(3), 24-120 and 24-122.1 of Chapter 24 of the County Code in order to construct a 169' high telecommunications tower on part of Parcel 748-746-6665, subject to the following conditions:

1. If the use of the tower for communication purposes is discontinued for 180 days, the antennas and all related structures shall be removed from the site within ninety (90) days. Within ten (10) business days after written request by the County, the owner of the antennas and equipment shall provide the County with written confirmation of the status of the facility, the number of and identity of users, available co-location space and such additional information as may be reasonably requested.
2. Application for a building permit to construct the telecommunications tower must be made within one year after the Provisional Use Permit is granted by the Board of Supervisors, unless an extension of time is granted by the Director of Planning upon a written request by the applicant.
3. The applicant shall obtain approval from the Planning Commission should the FAA require the addition of standard obstruction marking and lighting (i.e. red lighting and orange and white striping) to the tower. Any changes to the proposed galvanized finish of the tower shall be submitted to the Director of Planning for approval.
4. When site construction is initiated as a result of this Provisional Use Permit, the applicant shall complete requirements prescribed by Chapter 10 of the Henrico County Code. In particular, land disturbance of more than 2,500 square feet will require that construction plans include a detailed drainage and erosion control plan prepared by a professional engineer certified in the State of Virginia. Ten (10) sets of the construction plans shall be submitted to the Department of Public Works for approval.
5. If ownership of the lease is transferred to another provider, the new owner shall submit a Transfer of Provisional Use Permit.

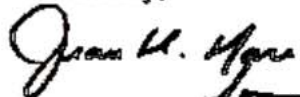


6. The total height of the tower, including lightning rod, shall not exceed 169 feet and all antennas shall be concealed inside the monopole to reduce the visual profile of the tower.
7. This permit shall apply only to the 2,500 square foot lease area and associated access/utilities easements identified in Exhibit C (see case file).
8. Ground equipment shall be located within the lease area inside secure equipment cabinets as demonstrated in Exhibit B (see case file).
9. The lease area shall be screened from view at ground level by an opaque, sturdy material and/or landscaping. Such screening shall be reviewed and approved by the Director of Planning prior to the issuance of a building permit.
10. The co-location of additional users, as technically feasible and in accordance with the Lease Agreement with the County School Board shall be allowed at this site. The applicant shall allow the co-location of as many users as technically possible at this site, in accordance with the provisions of the "Letter of Intent to Permit Co-Location on Communications Tower" form which shall be submitted to the Planning Department prior to the issuance of a building permit for the tower.
11. Prior to the co-location of any carrier's antennas or addition of equipment lease space, a revised site plan and equipment placement details shall be submitted to the Planning Department for approval.
12. The tower and any related equipment shall not interfere with the County of Henrico's 800MHz public safety radio system in any way. The leaseholder is responsible for mitigating any interference.
13. Any UHF, VHF or other type of receivers/transmitters that would interfere with the County's Division of Police emergency communications are prohibited from this tower.
14. To provide visual buffering, a landscape plan shall be submitted to the Planning Department for approval prior to the issuance of a building permit for the telecommunications tower. The landscape plan shall include provisions, including the planting of mature native vegetation such as American Holly or comparable evergreen trees, for mitigating visual impacts of the tower associated ground equipment, including emergency generators. The Director of Planning may waive the enforcement of this condition if it is deemed unnecessary.
15. The security fence and gate shall be maintained in the manner as shown on Exhibit D (see case file). The tower owner shall repair or replace any portion of the fence or gate deemed in disrepair. Should the Director of Planning be made aware of damage or necessary maintenance, such repair or maintenance shall commence within ten (10) days of written notice by the Director of Planning. Maintenance shall be completed within fourteen (14) days unless otherwise approved by the Director of Planning.

16. In addition to the access and notification requirements applying to Harry F. Byrd Middle School, the tower owner shall provide notice to the principal of Pemberton Elementary School.

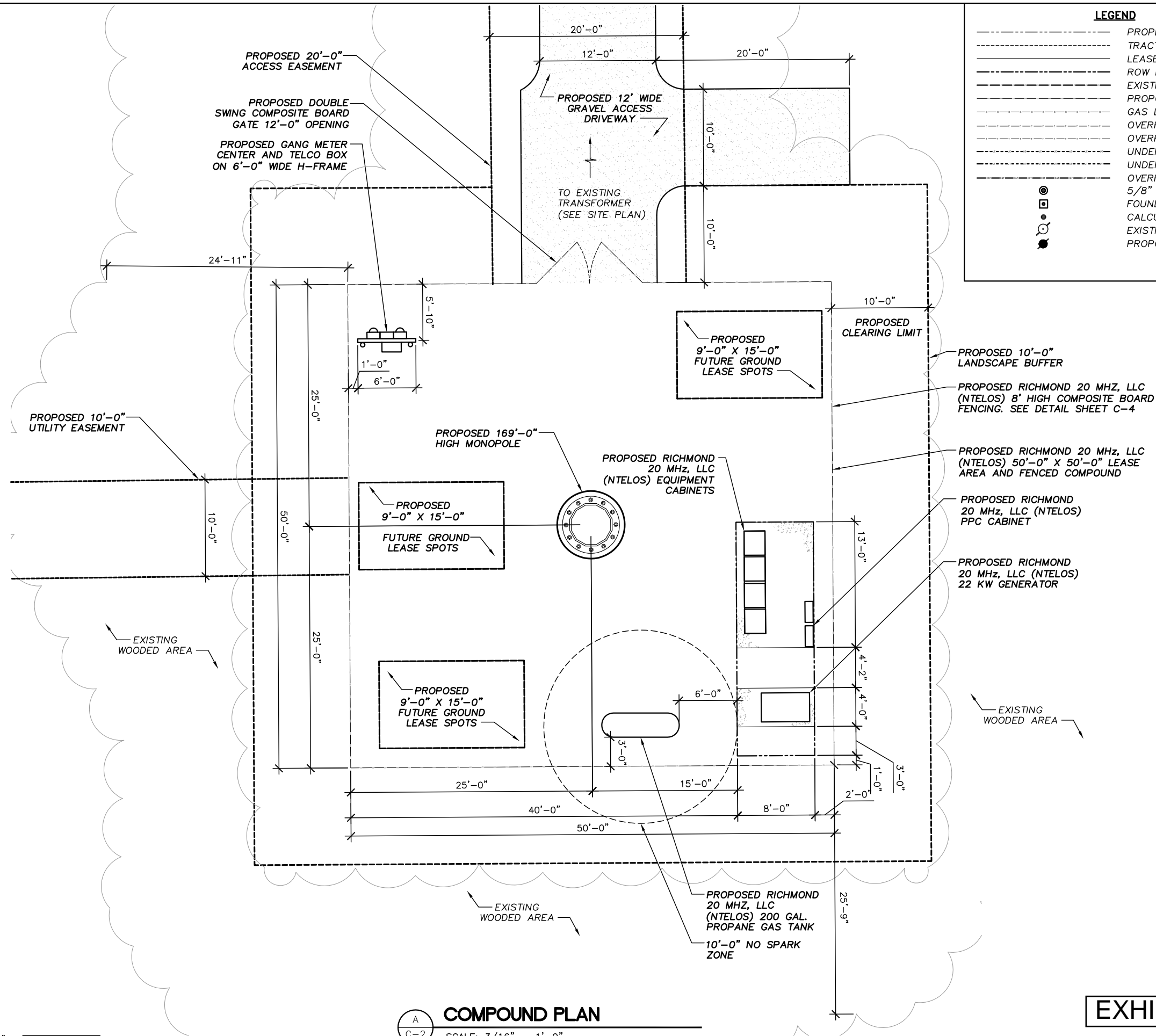
The Planning Department has been advised of the action of the Board of Supervisors and requested to revise its records and to place a copy of this notification in the Provisional Use Permit Index.

Sincerely,



John A. Vithoulkas  
County Manager

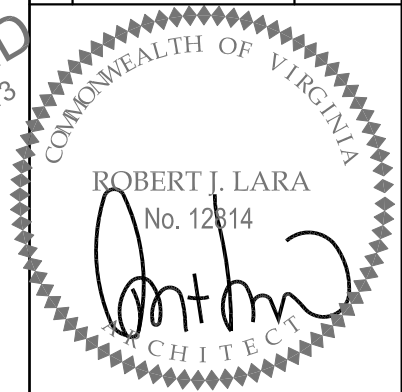
pc: The Henrico County School Board  
Gloria L. Freye, Esquire  
Director, Real Estate Assessment  
Provisional Use Permit Index



LEGEND	
	PROPERTY LINE
	TRACT LINE
	LEASE LINE
	ROW LINE
	EXISTING FENCE LINE
	PROPOSED FENCE LINE
	GAS LINE
	OVERHEAD POWER
	OVERHEAD TELEPHONE
	UNDERGROUND POWER
	UNDERGROUND TELCO.
	OVERHEAD POWER/TELEPHONE
	5/8" REBAR W/CAP SET
	FOUND MONUMENTATION
	CALCULATED POINT
	EXISTING UTILITY POLE
	PROPOSED UTILITY POLE

7501 BOULDERS VIEW DR. RICHMOND, VA 23225		
SITE NAME:	QUIOCCASIN II	
SITE NUMBER:	RI 1236	
SITE ADDRESS:	9400 QUIOCCASIN ROAD HENRICO, VIRGINIA 23233	
AREA:	2500 SQ. FT. (50'X50')	
APPLICANT:	RICHMOND 20MHz, LLC, d.b.a. NTELOS	
TOWER OWNER:	RICHMOND 20MHz, LLC, d.b.a. NTELOS	
PROPERTY OWNER:	HENRICO COUNTY SCHOOL BOARD C/O DEPT. OF RESEARCH & PLNNG. PO BOX 23120 HENRICO, VA 23223	
COUNTY:	HENRICO COUNTY	
LATITUDE:	N 37° 36' 32.307"	
LONGITUDE:	W -77° 34' 50.717"	
ZONING:	A-1	
GPIN:	748-746-6665	
NO.	REVISION/ISSUE	DATE
A	ISSUED/CLIENT REVIEW	07/23/12
0	ISSUED/ZONING	11/14/12
1	LOCATION CHANGE	12/21/12
2	LOCATION CHANGE	01/08/13
3	COUNTY/CLIENT COMMENTS	01/23/13
4	LOCATION CHANGE	04/22/13
5	CLIENT COMMENTS	05/02/13

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2 MAY 2013



**MORRISON HERSHFIELD**  
8604 Cliff Cameron Drive, Suite 145  
Charlotte, NC 28269  
Tel: 704.547.5235 Fax: 704.547.5231  
www.morrisonhershfield.com

PROJECT NUMBER: 6110216.00	
COMPOUND PLAN	SHEET C-2

24"x36" SCALE: 3/16" = 1'-0"  
11"x17" SCALE: 3/32" = 1'-0"

**COMPOUND PLAN**  
SCALE: 3/16" = 1'-0"

**EXHIBIT B**

**PUP2013-00003**

050613

