

**WIRELESS TELECOMMUNICATIONS SERVICES EQUIPMENT
SITE PLAN REVIEW
CALVIN JOHNSON SITE - 1609 TIMBERLINE ROAD
PLANNING DEPARTMENT PROJECT NUMBER #30-96A**

WHEREAS, the applicant, Western Wireless, 2323 Delgany Street, Denver, CO., has duly followed the City procedure for the Wireless Telecommunications Equipment Site Plan Review as outlined in Sections 29-520 and 29-521 of the City Code and has submitted its application for a Wireless Telecommunications Equipment Site Plan for the following described property, to wit:

A parcel of land located in the northeast quarter of the northeast quarter of Section 19, Township 7 North, Range 68 West of the Sixth P.M., City of Fort Collins, County of Larimer, State of Colorado, addressed as 1609 Timberline Road.

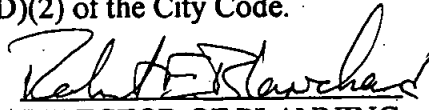
WHEREAS, the City Planning Department processed the application request in accordance with Sections 29-513, 29-520, and 29-521 of the City Code including publication of legal notification in the local newspaper with daily, general circulation; and

WHEREAS, the Director of Planning (or his duly authorized representative) held a public hearing on Thursday, December 5, 1996, at 1:30 p.m., in the Planning Department Conference Room, 281 North College Avenue, Fort Collins, Colorado for the purpose of reviewing the Wireless Telecommunications Equipment Site Plan and for the purpose of establishing a vested right under Article 68 of Title 24, C.R.S.

NOW, THEREFORE, IT IS HEREBY DETERMINED BY THE PLANNING DIRECTOR (OR HIS DULY AUTHORIZED REPRESENTATIVE) OF THE CITY OF FORT COLLINS THAT:

The Wireless Telecommunications Equipment Site Plan for the Calvin Johnson Site, 1609 Timberline Road, be approved, and as grounds, therefore, the following facts are found to be true:

- A. The installation of wireless telecommunications equipment is a permitted use in the I-L, Limited Industrial, Zone District.
- B. The installation conforms to the performance standards as outlined in All Development Criterion A-2.19 of the Land Development Guidance System, Section 29-526 (D)(2) of the City Code.


DIRECTOR OF PLANNING

(OR HIS DULY AUTHORIZED REPRESENTATIVE)

Dec 5, 1996
DATE