COUNTY AGENDA REQUEST

Department:	Fire and Emergency Services	Presenter(s):	M. Allen McCullough
Meeting Date:	Wednesday, November 2, 2011	Type of Request:	Old Business

Wording for the Agenda:

Further consideration of a request from the Department of Fire and Emergency Services concerning the placement of a cellular monopole tower on the site of Fire Station No. 1 which is located at 450 Highway 279 in North Fayette County.

Background/History/Details:

In 2010, the Fayette County Fire and Emergency Services Department was contacted by T-Mobile South who requested permission to place a cell tower at Fire Station 1 located on Highway 279. The original request was not workable for the fire station so additional plans were requested. In January 2011, T-Mobile South once again contacted the Fire and Emergency Services Department with a redesign to the fire station.

T-Mobile South is proposing a 100-foot monopole tower to be located on the corner of the station's property and directly behind the building. This monopole would be a single-user site that would house T-Mobile's equipment only with no other lease space provided to any other provider. T-Mobile would pay a monthly lease fee to Fayette County.

During its October 5, 2011 Workshop, the Board agreed to the general concept proposed by T-Mobile South, but directed staff to contact other tower companies to gauge interest and to determine if the lease rate offered by T-Mobile could be increased. Planning and Zoning provided seven company names who were vetted per the Board's direction.

What action are you seeking from the Board of Commissioners?

No action is expected from the Board. Staff is requesting direction from the Board on how to proceed. If the Board decides to move forward with this proposal, this request will be placed on the November Consent Agenda for formal action.

If this item requires funding, please describe:

Not Applicable.

Has this request been considered within the past two years?	Yes	If so, when?	Wednesday, October 5, 2011
Is Audio-Visual Equipment Required for this Request?	No	Backup Provided with Request?	Yes

STAFF USE ONLY

Approved by Finance	Yes	Reviewed by Legal	Yes
Approved by Purchasing	Not Applicable	County Clerk's Approval	Yes
Administrator's Approval	Yes		

Staff Notes:

Minutes

Board of Commissioners
October 5, 2011
3:30 P.M.

Notice: A complete audio recording of this meeting can be heard by accessing Fayette County's Website at www.fayettecountyga.gov. Click on "Board of Commissioners", then "County Commission Meetings", and follow the instructions. The entire meeting or a single topic can be heard.

The Board of Commissioners of Fayette County, Georgia, met in Official Session on October 5, 2011, at 3:30 p.m. in the Public Meeting Room of the Fayette County Administrative Complex, 140 Stonewall Avenue, Fayetteville, Georgia.

Commissioners Present:	Herb Frady, Chairman Robert Horgan, Vice Chairman Steve Brown Lee Hearn Allen McCarty
Staff Present:	Jack Krakeel, County Administrator Scott Bennett, County Attorney Carol Chandler, Executive Assistant Floyd Jones, Chief Deputy Clerk

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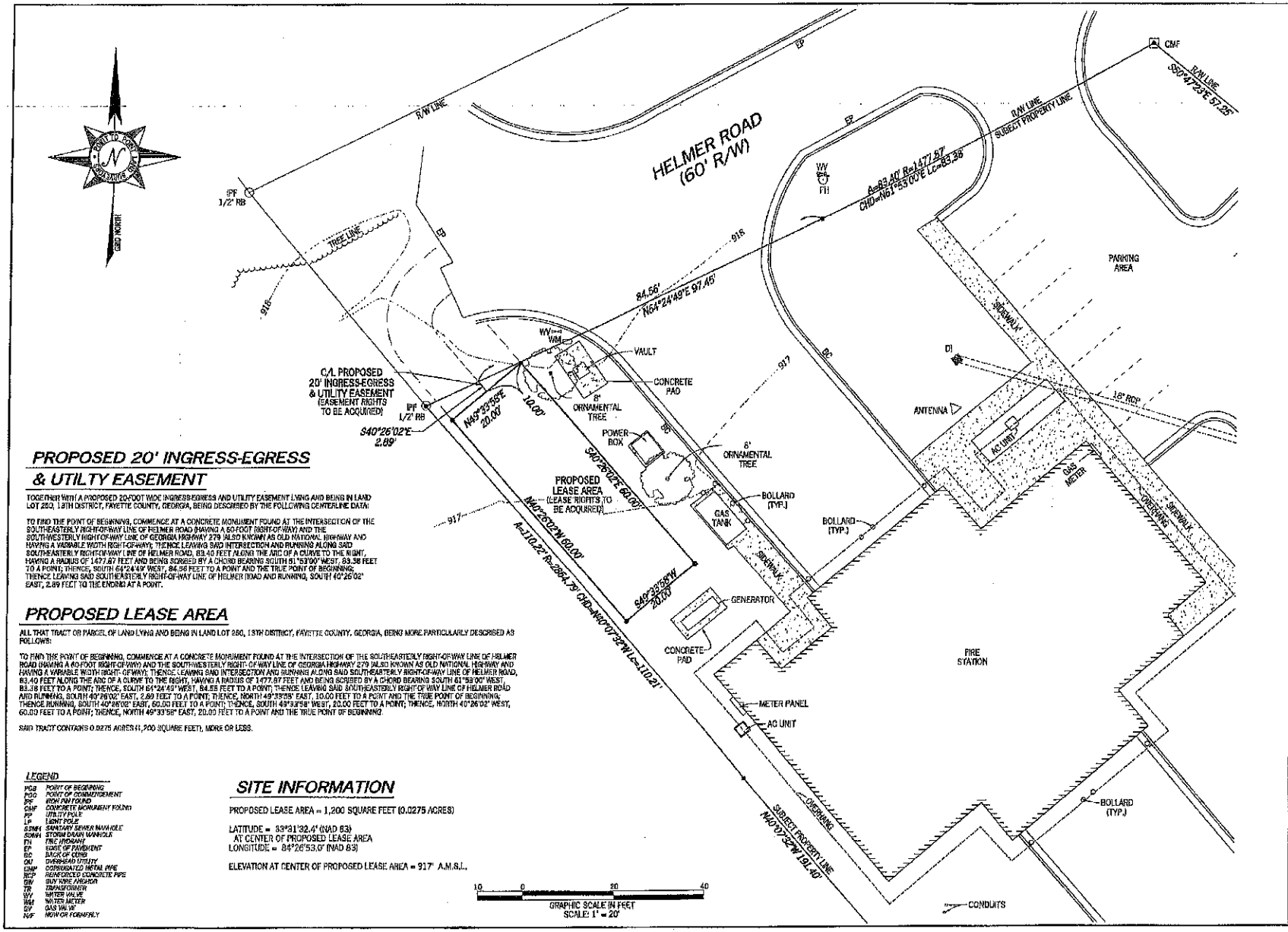
4. Consideration and discussion of a request from T-Mobile South to install a cell tower at Fire Station 1 located on Highway 279.

Fire Chief Allen McCullough and Deputy Fire Chief Tom Bartlett discussed the request from T-Mobile South to install a cell tower at Fire Station 1. Chief Bartlett reported that T-Mobile South first approached Fayette County in 2010 with a similar request, but the County was unable to proceed with the request at that time since it was not operationally feasible with Public Safety's operations, since septic lines and drainage lines would have to be moved.

Chief Bartlett informed the Board that T-Mobile returned to the County in 2011, with a new construction team, and that they had located another part of the property that avoided the previous complications. He spoke about the proposed tower's dimensions, requirements, and components. He informed the Board that negotiations have gone back and forth between Public Safety and T-Mobile South, and that staff wanted to know if the Board approved of the concept in general, and, if so, could the contract be placed on an upcoming agenda for a formal vote. Chief Bartlett pointed out that if the Board approved the request, T-Mobile South would pay a monthly lease to Fayette County of approximately $1,300. Discussion followed about the concern

that the lease payment was insufficient, about the ability of other providers to co-locate on the tower, and about the type of tower to be installed.

The Board agreed to the general concept proposed by T-Mobile South, however, it directed staff to discuss other lease payment options with T-Mobile South and other providers before returning to the November 2, 2011 Workshop Meeting with recommendations. The Board took no action on this item. A copy of the request, identified as “Attachment 4", follows these minutes and is made an official part hereof.



PROPOSED 20' INGRESS-EGRESS & UTILTY EASEMENT

TOGETHER WITH A PROPOSED 20-FOOT WIDE INGRESS-EGRESS AND UTILITY EASEMENT LYING AND BEING IN LAND LOT 250, 13TH DISTRICT, FAYETTE COUNTY, GEORGIA, BEING DESCRIBED BY THE FOLLOWING CENTERLINE DATA:

TO FIND THE POINT OF BEGINNING, COMMENCE AT A CONCRETE MONUMENT FOUND AT THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF HELMER ROAD (HAVING A 60-FOOT RIGHT-OF-WAY) AND THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF GEORGIA HIGHWAY 279 (ALSO KNOWN AS OLD NATIONAL HIGHWAY AND HAVING A VARIABLE WIDTH RIGHT-OF-WAY); THENCE LEAVING SAID INTERSECTION AND RUNNING ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF HELMER ROAD, 83.40 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1477.67 FEET AND BEING SCRIBED BY A CHORD BEARING SOUTH 61°53'00" WEST, 83.38 FEET TO A POINT; THENCE, SOUTH 64°24'49" WEST, 84.56 FEET TO A POINT AND THE TRUE POINT OF BEGINNING; THENCE LEAVING SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF HELMER ROAD AND RUNNING, SOUTH 40°26'02" EAST, 2.89 FEET TO THE ENDING AT A POINT.

PROPOSED LEASE AREA

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 250, 13TH DISTRICT, FAYETTE COUNTY, GEORGIA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TO FIND THE POINT OF BEGINNING, COMMENCE AT A CONCRETE MONUMENT FOUND AT THE INTERSECTION OF THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF HELMER ROAD (HAVING A 60-FOOT RIGHT-OF-WAY) AND THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF GEORGIA HIGHWAY 279 (ALSO KNOWN AS OLD NATIONAL HIGHWAY AND HAVING A VARIABLE WIDTH RIGHT-OF-WAY); THENCE LEAVING SAID INTERSECTION AND RUNNING ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF HELMER ROAD, 83.40 FEET ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1477.67 FEET AND BEING SCRIBED BY A CHORD BEARING SOUTH 61°53'00" WEST, 83.38 FEET TO A POINT; THENCE, SOUTH 64°24'49" WEST, 84.56 FEET TO A POINT; THENCE LEAVING SAID SOUTHEASTERLY RIGHT-OF-WAY LINE OF HELMER ROAD AND RUNNING, SOUTH 40°26'02" EAST, 2.89 FEET TO A POINT; THENCE, NORTH 49°33'58" EAST, 10.00 FEET TO A POINT AND THE TRUE POINT OF BEGINNING; THENCE RUNNING, SOUTH 40°26'02" EAST, 60.00 FEET TO A POINT; THENCE, SOUTH 49°33'58" WEST, 20.00 FEET TO A POINT; THENCE, NORTH 40°26'02" WEST, 60.00 FEET TO A POINT; THENCE, NORTH 49°33'58" EAST, 20.00 FEET TO A POINT AND THE TRUE POINT OF BEGINNING.

SAID TRACT CONTAINS 0.0275 ACRES (1,200 SQUARE FEET), MORE OR LESS.

LEGEND

POB	POINT OF BEGINNING
POC	POINT OF COMMENCEMENT
IPF	IRON PIN FOUND
CMF	CONCRETE MONUMENT FOUND
PP	UTILITY POLE
LP	LIGHT POLE
SSMH	SANITARY SEWER MANHOLE
SDMH	STORM DRAIN MANHOLE
FH	FIRE HYDRANT
EP	EDGE OF PAVEMENT
BC	BACK OF CURB
OU	OVERHEAD UTILITY
CMP	CORRUGATED METAL PIPE
RCP	REINFORCED CONCRETE PIPE
GW	GUY WIRE ANCHOR
TR	TRANSFORMER
WV	WATER VALVE
WM	WATER METER
GV	GAS VALVE
N/F	NOW OR FORMERLY

SITE INFORMATION

PROPOSED LEASE AREA = 1,200 SQUARE FEET (0.0275 ACRES)

LATITUDE = 33°31'32.4" (NAD 83)
AT CENTER OF PROPOSED LEASE AREA
LONGITUDE = 84°26'53.0" (NAD 83)

ELEVATION AT CENTER OF PROPOSED LEASE AREA = 917' A.M.S.L.

GRAPHIC SCALE IN FEET
SCALE: 1" = 20'

GEORGIA REGISTERED No. 2966 LAND SURVEYOR CHARLES LEE INER
2/16/11

NO.	DATE	REVISION

EASEMENT SURVEY PREPARED BY:

POINT TO POINT LAND SURVEYORS
810 Jackson Street
Locust Grove, Georgia 30248
(p) 678.565.4440 (f) 678.565.4497
(w) pointtopointsurvey.com

EASEMENT SURVEY PREPARED FOR:

T-Mobile®

T-MOBILE SOUTH, LLC
FOUR CONCOURSE PARKWAY
SUITE 300
SANDY SPRINGS, GEORGIA 30328
Phone (770) 804-8980
Fax (770) 390-3048

"FAYETTE FIRE STATION #1"

SITE NO.
9AT2418-B

LAND LOT 250, 13TH DISTRICT
FAYETTE COUNTY, GEORGIA

DRAWN BY: NRW
CHECKED BY: MW
APPROVED: C. INER
DATE: 16 FEBRUARY, 2011
P2P JOB #: 2011.058

SHEET: 2 OF 2

WE CANT HELP YOU
IF WE CANT FIND YOU!
POST YOUR
ADDRESS NUMBER

The following is the available information:

T-Mobile South:	$1500.00 mo
Message Center Management: Joe Grimmett 860-727-5765 jgrimmett@mcmgmt.com	Awaiting Offer
American Tower: Jeff Moore 404-580-1321	Awaiting Offer
Site Concepts: Dave Herring 321-848-2930 dave@siteconcepts.net	$16,200.00 annually ($1350 mo) $2400 each additional user 15% or CPI whichever is less on renew 2500 Sq. ft. / 150' monopole – Requesting larger site.
SBA Communications: Peter Seal	$800-$1000 monthly
Crown Castle:	No good phone
Highwood Towers:	No interest
Richland Tower:	No interest