

COMMUNICATION SITE PLAN OF DEVELOPMENT

1. Purpose and Need of the Facilities

- a. what will be built
- b. what is use
- c. what is size
- d. can it be housed within an existing site as a sublease
- e. can it be constructed to allow for future expansion and permit subleasing of the facility
- f. can it accommodate government agencies as sublessee
- g. is this ancillary to an existing right-of-way
- h. list alternative routes or locations

2. Right-of-way Location

- a. legal description of the facility
- b. maps
- c. drawings of typical tower installation, shelters, and guy wire configuration
- b. engineering design drawings and/or standards for roads, drainage, and power lines

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 the facility
- b. technical data information
- c. list temporary use areas that are needed
- d. required associated rights-of-way, including access roads, power lines
- e. length, width, acreage of right-of-way
- f. compatibility with other users
- g. potential conflicts with other communication modes (i.e., mixing high power continuous with low power intermittent operations, obstructions between microwave towers, etc.)
- h. required associated rights-of-way including access roads, power lines, material sites

4. Additional Components

- a. list existing components on and off public land
- b. list possible future components on and off public land
- c. location of equipment storage areas

5. Government Agencies Involved

- a. Federal Communication Commission
- b. state and local agencies

6. Construction of the Facilities

- a. will a helicopter be required
 - 1) if so designate the flight routes on a map
- b. will temporary access be required
- c. will the site be fenced after construction
- d. construction (brief description)
 - 1) major facilities (including vehicles and number of tons and loads)
 - 2) ancillary facilities (including vehicles and number of tons and loads)
- e. work force (number of people and vehicles)
- f. flagging or staking the right-of-way
- e. clearing and grading
- f. facility construction data
 - 1) description of construction process
- g. access to and along right-of-way during construction
- h. contingency planning
 - 1) holder contacts

- 2) BLM contacts
 - i. safety requirements
 - j. industrial wastes and toxic substances
- 7. Resource Values and Environmental Concerns
 - a. address at level commensurate with anticipated impacts
 - 1) location with regard to designated corridors
 - b. anticipated conflicts with resources or public health and safety
 - 1) air, noise, geologic hazards, mineral and energy resources, paleontological resources, soils, water, vegetation, wildlife, threatened and endangered species, cultural resources, visual resources, BLM projects, recreation activities, wilderness, etc.
- 8. Stabilization and Rehabilitation
 - a. soil replacement and stabilization
 - b. disposal of vegetation removed during construction (i.e., trees, shrubs, etc.)
 - c. seeding specifications
 - d. fertilizer
 - e. limiting access to right-of-way
- 9. Operation and Maintenance
 - a. will all-weather roads be required
 - b. will operational access to the site require a helicopter
 - a. safety
 - b. industrial wastes and toxic substances
 - c. inspection and maintenance schedules
 - d. work schedules
 - e. fire control
 - f. long term access
 - g. signs
 - h. inspections
 - i. contingency planning
- 10. Termination and Restoration
 - a. removal of structures
 - b. obliteration of roads, building sites, antenna sites
 - c. stabilization and re-vegetation of disturbed areas