



**COUNTY OF ALBEMARLE**  
**Department of Community Development**  
401 McIntire Road, North Wing  
Charlottesville, Virginia 22902-4596

Phone (434) 296-5832

Fax (434) 972-4126

July 6, 2020

Nathan Holland  
513 Stewart Str, Ste E  
Charlottesville VA 22902  
[nathan.holland@gdnsites.com](mailto:nathan.holland@gdnsites.com)

**RE: SP202000004 Wild Turkey (Cross Property) - Tier III Personal Wireless Service Facility**

Dear Mr. Holland,

The Albemarle County Planning Commission, at its meeting on June 16, 2020, by a vote of 7:0 recommended approval of the above-noted petition to the Board of Supervisors for the following with the conditions as listed in the staff report.

The Commission recommended approval by a vote of 7:0 of the requested special exception to modify the antenna projection with the conditions as listed in the staff report.

Listed are the recommended conditions for the special use permit:

1. The development of the site, and any modifications to the arrays, shall be in general accord with the plan titled "Wild Turkey, Wild Turkey Lane, Charlottesville, VA, 22903, Albemarle County" dated 4/20/2020 (hereafter "Conceptual Plan"), as determined by the Director of Planning and the Zoning Administrator. To be in general accord with the Conceptual Plan, development and use shall reflect the following major elements within the development essential to the design of the development, including but not limited to all concealment elements, concealment technique, and concealment elements of the eligible support structure, as shown and described on the Conceptual Plan and mentioned below and in Condition 2:
  - a. Color (equipment and monopole – Sherwin Williams – Java Brown #6090)
  - b. Flush mounting of antenna (18 inch maximum standoff distance)
  - c. Location of ground equipment
  - d. Diameter of monopole

Minor modifications to the plan which do not conflict with the elements above may be made to ensure compliance with the Albemarle County Zoning Ordinance.

2. As a concealment element to minimize skylining, the height of the tower shall not exceed 117 feet above ground level (AGL) or ten feet taller than the tallest tree within 25 feet of the monopole as measured in elevation above mean sea level, whichever is less. Measurement of height shall include any base, foundation or grading that raises the monopole above the pre-existing natural ground elevation.
3. The following shall be submitted with the building permit application:
  - a. certification by a registered surveyor stating the height of the reference tree that is used to determine the permissible height of the monopole; and
  - b. a final revised set of plans for the construction of the facility.

The agent shall review the surveyor's certificate and the plans to ensure that all applicable requirements have been satisfied.

Listed are the recommended conditions for the special exception to modify the antenna projection requirements specified in Section 5.1.40(b)(2)(c) of the Zoning Ordinance:

1. The antenna shall be installed as depicted on Sheet C-5 of the site plan referred to as "Wild Turkey, Wild Turkey Lane, Charlottesville, VA, 22903, Albemarle County" prepared by John A. Daughtrey III, last revised on April 20, 2020.
2. No antenna authorized by this special exception shall project more than eighteen inches (18") from the monopole to the back of the antenna.

If you should have any questions or comments regarding the above noted action, please do not hesitate to contact me at (434) 296-5832 ext 3313 or email [aknuppel@albemarle.org](mailto:aknuppel@albemarle.org)

Sincerely,  
Andrew Knuppel  
Neighborhood Planner  
Planning Division

**Cc.** Robert L Cross & Jeanne K Cross, Trustees of the Cross Living Trust  
C/o American Tower, Property Tax Department  
PO Box 723597  
Atlanta GA 31139