

**ADVERTISEMENT FOR PROPOSALS  
FOR  
PHELPS CONTROL CENTER ARCHITECTURAL SERVICES  
FOR CITY OF GRAND ISLAND, NEBRASKA  
UTILITIES DEPARTMENT**

Sealed proposals will be received at the office of the City Clerk, P.O. Box 1968, Grand Island, Nebraska 68802-1968 **until Tuesday, April 23, 2013 at 4:00 p.m. local time** for **Phelps Control Center Architectural Services** FOB the City of Grand Island. Appointments for site inspections can be arranged by contacting Jeff Mead at (308)385-5462 or [jmead@grand-island.com](mailto:jmead@grand-island.com).

Proposals received after the specified time will be returned unopened to sender. Proposals shall include the following on the **outside** of the envelope: "**Proposal for Phelps Control Center Architectural Services**". All proposals must be signed and dated in order to be accepted. Proposals shall be addressed to the attention of RaNae Edwards, City Clerk. **Four complete copies with the original proposal shall be submitted for evaluation purposes.**

Specifications are on file at Phelps Control Center, (308)385-5462.

Proposals will be evaluated by the Purchaser based on Architect's ability, capacity, price, schedule, quality, economy and efficiency of operation and experience and reputation of the Architect to perform the project required.

The Purchaser reserves the right to reject any or all proposals, to waive irregularities therein, and to accept whichever proposal that may be in the best interest of the City, at its sole discretion.

No Bidder may withdraw their proposal for a period of thirty (30) days after date of proposal opening.

RaNae Edwards, City Clerk



## REQUEST FOR PROPOSALS

### GENERAL SPECIFICATIONS

The Proposal shall be in accordance with the following and with the attached DETAILED SPECIFICATIONS.

All prices are to be F.O.B. Grand Island, Nebraska. **All prices shall be firm, and shall include all sales and use taxes as lawfully assessed under laws and regulations of the State of Nebraska.**

Proposals shall include the following on the **outside** of the mailing envelope: **"Proposal for Phelps Control Center Architectural Services"**. All sealed Proposals are due no later than **Tuesday, April 23, 2013 at 4:00 p.m. local time**. All proposals must be signed and dated to be accepted. **Four complete copies with the original proposal shall be submitted** for evaluation purposes to:

Mailing Address: RaNae Edwards, City Clerk  
City Hall  
P.O. Box 1968  
Grand Island, NE 68802-1968

Street Address: RaNae Edwards, City Clerk  
City Hall  
100 East First Street  
Grand Island, NE 68801

Any Proposal received after the specified date will not be considered. No verbal Proposals will be considered.

Proposals will be evaluated by the Purchaser based on Architect's ability, capacity, price, schedule, quality, economy and efficiency of operation and experience and reputation of the Architect to perform the project required. Work is expected to begin second quarter 2013 and must be completed by May 31, 2014.

Invoices for the successful contractor's services will be paid after approval by the Utilities Department and subsequent approval by the City Council at their regularly scheduled meetings. The City Council typically meets the second and fourth Tuesday of each month. Invoices must be received well in advance of Council date to allow evaluation and processing time.

All Proposals shall be valid for at least thirty (30) working days after the Proposal deadline for evaluation purposes.

All Proposals must be signed and dated to be accepted. Please contact Jeff Mead at (308)385-5462 or [jmead@grand-island.com](mailto:jmead@grand-island.com) with questions concerning this specification.

# Request for Proposals Phelps Control Center Architectural Services

## DETAILED SPECIFICATIONS

### UTILITY OVERVIEW

The City of Grand Island owns and operates the Utility Department which consists of the production and distribution of electricity and water for an eighty (80) square mile area. The Phelps Control Center at 700 E. Bischeld Street, Grand Island, Nebraska is headquarters for the transmission, substation, dispatch and engineering departments. The building was built in 1970. Two (2) additions were added simultaneously in 1995.

### PROJECT SCOPE

The City of Grand Island Utilities Department (City) is soliciting proposals for architectural services to meet expanding facility function and space requirements at the Phelps Control Center. See Figure 1 attached. The project will include a new building near or attached to the Phelps Control Center and rearranging parts of the existing building interior. The additional space will primarily be used for warehouse, truck and equipment parking, but office space and other uses are possible. The project will also include a new communications tower on site.

For Architectural Services bidding purposes only, the City proposes a new building as shown in Figure 2, attached. Also for bidding purposes only consider a 100 foot tall communications tower similar to the example provided as Attachment A. This conceptual building and tower example should be used to establish proposed architect and engineering fees. It is the City's understanding and expectation that some of the scope items below would be consulting and likely billed at an hourly rate and other scope items would be actual construction projects and likely billed as a percentage of the project cost. See Proposal Contents section below.

In the City's estimate the architectural services will consist of, but are not limited to, the following. In each case the architect is expected to work closely with City personnel and decisions will be made jointly.

1. Define existing and additional facility needs and space requirements.
2. Prepare recommendations to fulfill the requirements, including layout options for existing and new space.
3. Prepare cost estimates of recommendations including various options.
4. Prepare estimated project timeline(s).
5. Assist in the presentation of recommendations to management and City Council.
6. Develop specifications, plans, and bid documents for geotechnical site testing.
7. Develop specifications, plans, and bid documents for the design, materials, and construction of new building space. All necessary engineering disciplines shall be included.
8. Develop specifications, plans, and bid documents for supplying and installing a communications tower.
9. Prepare recommended bidders list(s).
10. Evaluate bids.

11. Assist in the approval, construction management, and contract administration of:
  - a. Site geotechnical testing and interpretation of results.
  - b. Design, materials, and construction of the new building.
  - c. Design, materials, and remodeling construction of existing building.
  - d. Communications tower purchase and installation.

Surveying may be performed by the City. Primary electrical service may be installed by the City. Primary water service may be installed by the City.

## GENERAL INFORMATION

1. Meetings: The successful Architect will be required to provide project meetings with the City on a regular agreed to schedule. The Architect will also be required to attend various other periodic meetings as required.
2. Compliance with laws: The Architect will be required to comply with all applicable Federal, State, and Local laws, rules, regulations, and codes. Specifications and drawings shall have the appropriate signed Professional Architect and Professional Engineer stamps.
3. Documents and records: Architect shall maintain adequate records and documents in connection with the project, and such records and documents shall be made available to the City, or City designated person.
4. Ownership of documents: All documents generated during the project by any and all sources shall be the property of the City free of any copyright or trademark. No documents shall be made available to any individual or organization without the prior written approval of the City.
5. Payments: Request for payment can be made on a monthly basis. Invoice submittals shall include description of work performed during the period, hours worked, and miscellaneous expenses. Included, but separate from an invoice, shall be a project status report. An invoice will be paid after approval by the Utilities Department and subsequent approval by the Grand Island City Council at their regularly scheduled meetings. Processing of invoices can take thirty (30) days or more.
6. Specifications and Drawings to Bidders: The City's practice is to provide potential bidders with necessary documents free of charge. The City will provide the documents or incur the charges associated with the Architect providing such.
7. Deadline: The Contract work must be completed by May 31, 2014.

## QUALIFICATIONS

The Architect shall be an Architect or Consulting Engineer with experience in the design, construction, and refurbishment of commercial buildings of the type proposed herein. All work is to be performed by or under the direct supervision of experienced architects or engineers registered in the State of Nebraska.

Identification of the primary personnel and a statement of their qualifications and anticipated involvement in the project shall be included with the Proposal. Applicable information and qualifications for any proposed Architectural or Engineering subcontractors shall be included with the proposal.

## PROPOSAL CONTENTS

As mentioned in the Project Scope section, the City expects both hourly rate consulting work and project percentage fees for construction. The City intends, through this Request for Proposals (RFP) process, to contract with a single Architectural Services provider for the entire scope of work. The City is aware that some of the requested proposal contents are dependent on further defining the scope. The Proposal shall include, but not be limited to, the following. Please explain any deviation from the requested contents, and provide other information as deemed necessary or advantages.

1. Brief company history.
2. Anticipated overall approach and services to be provided to meet the scope.
3. Breakdown of scope items potentially charged "by the hour" and scope items to be compensated as a percentage of the construction project bid price. Include as much explanation as necessary.
4. Estimate of when Architectural services can start.
5. Estimated project timeline on a Gantt type chart or similar, with pre-construction and construction sections.
6. Request for any additional information needed from the City, beyond what has been described herein.
7. Notable deficiencies in this RFP, which could result in out-of-scope charges, and proposed corrections.
8. List of professional personnel including subcontractors, with resumes, classifications, and anticipated assignments.
9. Hourly rate charges based on personnel classifications.
10. Rates for expenses, such as transportation, lodging, meals, printing, copying, faxing, postage, etc.
11. For hourly rate scope items: Estimated hours required in each classification for each phase of the project, with subtotals and grand total hours and dollars.
12. For percentage charge scope items: Provide the percentage of construction bid price that will be the Architectural fee. Include breakdown of engineering disciplines as appropriate.
13. List of three (3) projects similar in scope with a brief description and customer contact information.
14. List of other references deemed appropriate by proposing Architect.
15. Provide any proposed contract or commercial conditions that would be incorporated in an agreement.
16. A "not to exceed" price. The "not to exceed" price shall be independent of the estimated hours and the hourly rates. It is a price that will not be exceeded as long as the services are confined to the proposed location.

## SITE INSPECTION

Firms interested in submitting Proposals must visit the Phelps Control Center and surrounding site prior to submitting a Proposal to become familiar with the project. Site inspections can be arranged by contacting Jeff Mead at (308) 385-5462 or [jmead@grand-island.com](mailto:jmead@grand-island.com) for an appointment.

## PROPOSAL EVALUATION

The Proposal evaluation criteria will be categorized as shown below. Also indicated are the weighting factors that will be used in tabulating the evaluation scores.

1. Proposal responsiveness (x2)
2. Personnel experience (x2)
3. Required pre-construction Architectural time(s) (x2)
4. Hourly rates (x1)
5. Percentage of construction bid fee (x1)
6. Engineering Fees (x 1)
7. Not to Exceed Price (x 1)

## ATTACHMENTS

Attachment A: Communications Tower example FOR RFP BIDDING PURPOSES ONLY  
Figure 1: Existing Phelps Control Center building and layout.  
Figure 2: Proposed new building FOR RFP BIDDING PURPOSES ONLY

City of Grand Island - Utilities Department  
Request for Proposals - Architectural Services

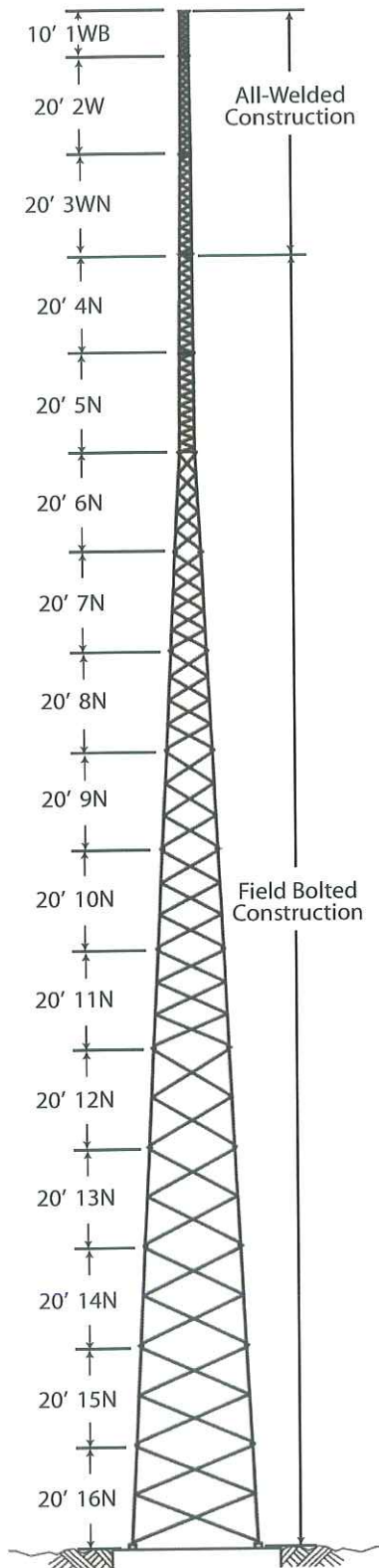
Attachment A. (Consider 100 foot tall)

# SELF-SUPPORTING TOWERS



**SSV SELF-SUPPORTING TOWERS**

**SSV  
STANDARD**



**GENERAL USE**

The ROHN SSV tower has been in service for over 50 years. The design utilizes standard parts arranged to create a unique structure. The legs are tubular with angle braces at the bottom and solid legs and braces in the top sections. This tower is used in a variety of applications, from PCS structures and broadband to security, sports lighting and more. The SSV has proven to be one of the industry's most efficient and preferred structures. All ROHN SSV towers are hot-dip galvanized, inside and out for corrosion protection.

Section Number	Nominal Spread Dimension	
	Upper	Lower
1WB	1' - 2"	1' - 2"
2W	1' - 2"	1' - 6"
3WN	1' - 6"	1' - 10"
4N	1' - 10"	2' - 2"
5N	2' - 2"	2' - 6"
6N	2' - 6"	4' - 6 1/4"
7N	4' - 6 1/4"	6' - 6 3/4"
8N	6' - 6 3/4"	8' - 6 3/4"
9N	8' - 6 3/4"	10' - 6 3/4"
10N	10' - 6 3/4"	12' - 7 1/4"
11N	12' - 7 1/4"	14' - 7 7/8"
12N	14' - 7 7/8"	16' - 8 3/8"
13N	16' - 8 3/8"	18' - 8 3/8"
14N	18' - 8 3/8"	20' - 9 3/8"
15N	20' - 9 3/8"	22' - 9 3/8"
16N	22' - 9 3/8"	24' - 9 3/8"

*Per Rev G requirements, any structure greater than 10' requires a climber safety device. Please contact ROHN for ordering information.*



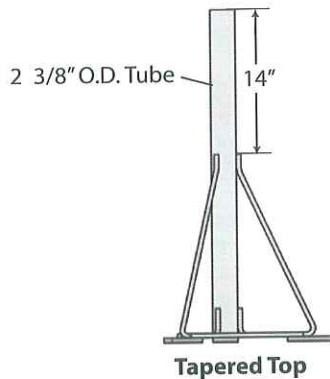


**SELF-SUPPORTING STANDARD TOWERS**  
 40' - 190'  
 70 MPH REV F. [NO ICE]

Tower Height (ft.)	Tower Assembly Number	Tower Weight (lbs.)	Allowable Projected Area		Top Section	Base Section		
			Tower Top Rounds (Flats)	30' Below Top Rounds (Flats)		Section Number	Short Base P/N	A-Bolts (12 Req.)
40	SS040D70	495	16.7 (10)	20 (12)	2W	3WN	SB3	-
50	SS050D70	564	15 (9)	18.3 (11)	1WB	3WN	SB3	-
60	SS060D70	1012	15 (9)	18.3 (11)	2W	4N	SB4	-
70	SS070D70	1077	13.3 (8)	16.7 (10)	1WB	4N	SB4	-
80	SS080D70	1441	13.8 (8)	16.7 (10)	2W	5N	SB5	-
90	SS090D70	1505	11.7 (7)	15 (9)	1WB	5N	SB5	-
100	SS100D70	1863	11.7 (7)	15 (9)	2W	6N	-	5/8X42
110	SS110D70	1927	10 (6)	14.2 (8.5)	1WB	6N	-	5/8X42
120	SS120D70	2449	10 (6)	14.2 (8.5)	2W	7N	-	5/8X42
130	SS130D70	2513	9.2 (5.5)	13.3 (8)	1WB	7N	-	5/8X42
140	SS140D70	3173	9.2 (5.5)	13.3 (8)	2W	8N	-	5/8X42
150	SS150D70	3248	8.3 (5)	12.5 (7.5)	1WB	8N	-	5/8X42
160	SS160D70	3952	8.3 (5)	12.5 (7.5)	2W	9N	-	5/8X42
170	SS170D70	4017	7.5 (4.5)	12.5 (7.5)	1WB	9N	-	5/8X42
180	SS180D70	4816	7.5 (4.5)	12.5 (7.5)	2W	10N	-	3/4X48
190	SS190D70	4880	6.7 (4)	11.7 (7)	1WB	10N	-	3/4X48

**General Notes:**

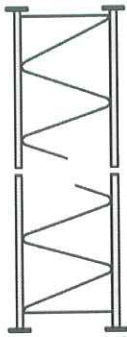
1. Standard tower designs are in accordance with approved national standard ANSI/EIA-222-F (no ice).
2. Equivalent flat-plate antenna areas based on EIA RS-222-C, must not exceed the areas shown for flat members.
3. Tower designs assume allowable projected areas are symmetrically placed on the tower.
4. Designs assume one 7/8 line to top and two 7/8 lines to 30 feet below top, one line on each face.
5. All towers are provided with a tapered top.
6. A Rev F grounding kit is provided with each tower.
7. Assembly drawings and standard foundation details are supplied with the tower.
8. Custom designs for site-specific applications are available upon request.



Assy.P/N	Tower Section No.
1TT	1W, 1WB, 2W
3TT	2WST, 2WB, 3WN
4TTN	3WNST, 3WNB, 4N
5TTN	4NST, 4NA, 4WB, 4NC, 5N
6TT	5NST, 5NA, 5NB, 5NC, 6C

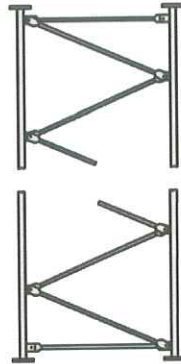


### SELF-SUPPORTING STANDARD SECTIONS



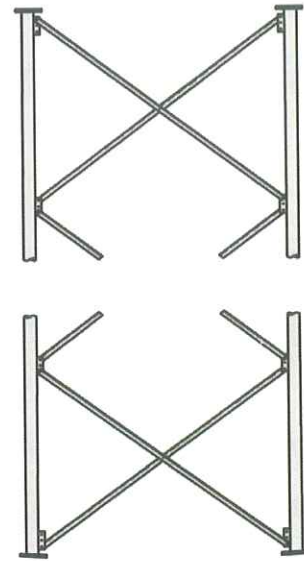
Bracing Detail for Sections 1W - 3WN  
Solid Round Legs & Solid Round Braces

*Straight and Tapered Sections available.*

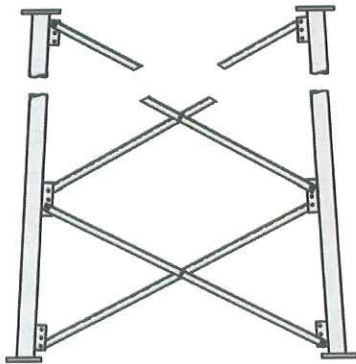


Bracing Detail for Sections 4N & 5N  
Solid Round Legs & Solid Round Braces

*Straight and Tapered Sections available.*

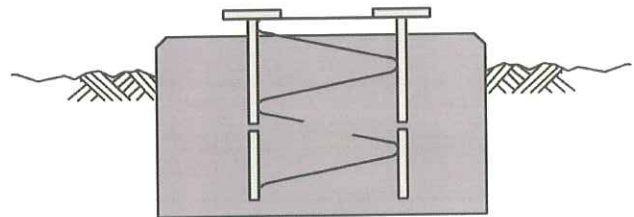


Bracing Detail for Straight Sections 6N - 11N  
Tubular Legs & Angle Braces



Bracing Detail for Tapered Sections 6N - 16N  
Tubular Legs & Angle Braces

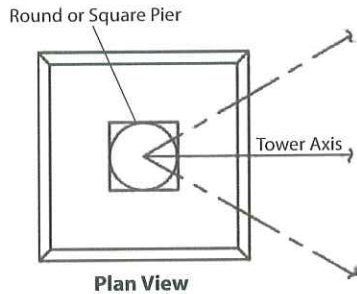
TYPICAL SHORT BASE



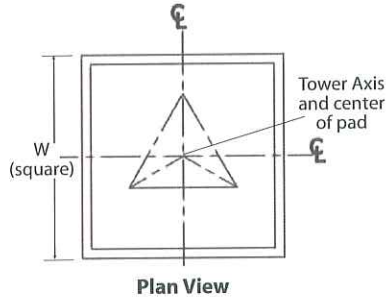
**Part No: SB2, SB3, SB4 & SB5**  
*Installed when 2N - 5N sections are used as tower base.*

*Anchor bolt configurations are provided with larger towers.*

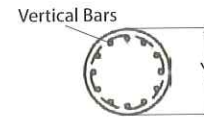
## SELF-SUPPORTING STANDARD FOUNDATIONS



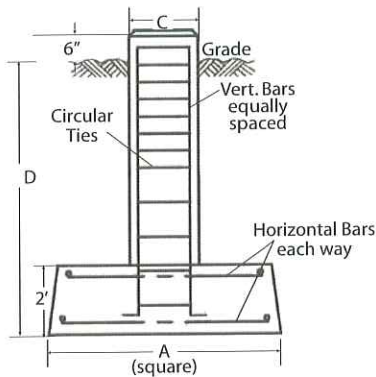
Plan View



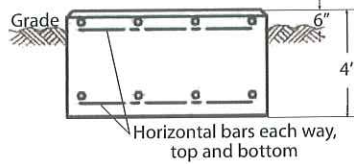
Plan View



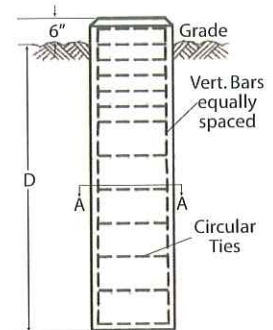
Section A-A



Pier & Pad Elevation View



Mat Elevation View



Drilled Pier Elevation View

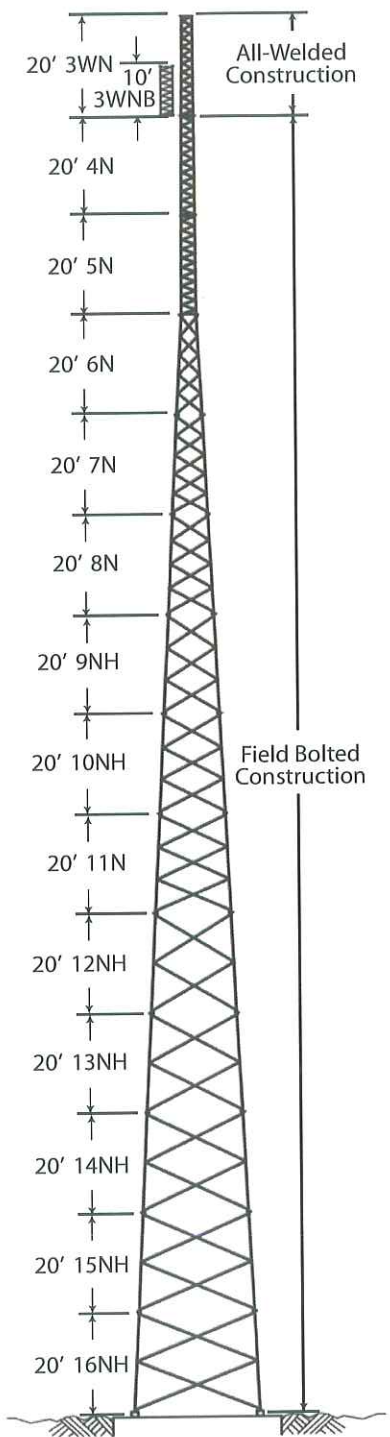
Tower Base Sect. No.	Pier & Pad					Mat		Drilled Pier		
	Dimensions			Req'd Conc. (cu.yds. 3 fdns)		W	Req'd Conc. (cu.yds.)	D	Y	Req'd Conc. (cu.yds.)
	D	A	C	Round	Square					
1W	-	-	-	-	-	4'-0"	2.4	-	-	-
2W	-	-	-	-	-	5'-6"	4.5	-	-	-
3WN	-	-	-	-	-	6'-9"	6.8	-	-	-
4N	-	-	-	-	-	8'-0"	9.5	-	-	-
5N	-	-	-	-	-	8'-9"	11.3	-	-	-
6N	-	-	-	-	-	10'-3"	15.6	-	-	-
7N	8'-0"	4'-6"	2'-0"	6.3	6.9	11'-6"	19.6	-	-	-
8N	8'-9"	5'-6"	2'-0"	8.7	9.4	14'-3"	30.1	18'-6"	2'-6"	10.4
9N	8'-9"	5'-6"	2'-0"	8.7	9.4	16'-0"	37.9	16'-0"	2'-6"	9.0
10N	8'-9"	5'-6"	2'-0"	8.7	9.4	18'-3"	49.3	16'-0"	2'-6"	9.0
11N	10'-0"	5'-6"	2'-6"	10.8	12.0	-	-	21'-9"	2'-6"	12.2
12N	10'-0"	5'-6"	2'-6"	10.8	12.0	-	-	21'-6"	2'-6"	12.0
13N	11'-0"	5'-6"	2'-6"	11.3	12.7	-	-	22'-0"	3'-0"	17.7
14N	11'-0"	5'-6"	2'-6"	11.3	12.7	-	-	22'-0"	3'-0"	17.7
15N	12'-6"	6'-6"	3'-0"	17.3	19.7	-	-	27'-6"	3'-6"	30.0
16N	12'-6"	6'-6"	3'-0"	17.3	19.7	-	-	27'-6"	3'-6"	30.0

Standard foundations illustrated are for general information purposes only and are based on Rev F normal soil parameters. Foundation installation details are provided with tower assembly drawings.



### SSV HD SELF-SUPPORTING TOWERS

# SSV HEAVY DUTY



#### GENERAL USE

The ROHN SSV HD tower has the same features and utility as the SSV tower, but with Heavy Duty legs and braces. The heavy duty tower allows for the structure to support more loading and higher wind and ice loading. This tower serves the same applications as the SSV including: PCS, broadband, security, sports lighting and many others. The SSV HD also has standard "pre-engineered" towers created from standard sections. All ROHN SSV towers are hot-dip galvanized, inside and out for corrosion protection.

Section Number	Nominal Spread Dimension	
	Upper	Lower
3WN	1' - 6"	1' - 10"
3WNB	1' - 10"	1' - 10"
4N	1' - 10"	2' - 2"
5N	2' - 2"	2' - 6"
6N	2' - 6"	4' - 6 1/4"
7N	4' - 6 1/4"	6' - 6 3/4"
8N	6' - 6 3/4"	8' - 6 3/4"
9NH	8' - 6 3/4"	10' - 6 3/4"
10NH	10' - 6 3/4"	12' - 7 1/4"
11N	12' - 7 1/4"	14' - 7 7/8"
12NH	14' - 7 7/8"	16' - 8 3/8"
13NH	16' - 8 3/8"	18' - 8 3/8"
14NH	18' - 8 3/8"	20' - 9 3/8"
15NH	20' - 9 3/8"	22' - 9 3/8"
16NH	22' - 9 3/8"	24' - 9 3/8"

Per Rev G requirements, any structure greater than 10' requires a climber safety device. Please contact ROHN for ordering information.

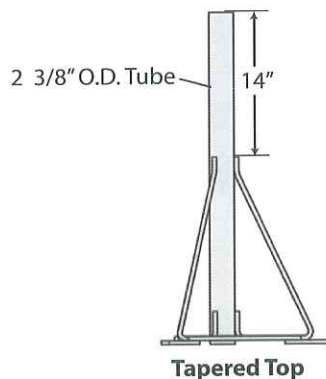


**SELF-SUPPORTING HEAVY DUTY STANDARD TOWERS**  
 40' - 190'  
 90 MPH REV. F [NO ICE]

Tower Height (ft.)	Tower Assembly Number	Tower Weight (lbs.)	Allowable Projected Area		Top Section	Base Section		
			Tower Top Rounds (Flats)	30' Below Top Rounds (Flats)		Section Number	Short Base P/N	A-Bolts (12 Req.)
40	SS040D90	853	16.7 (10)	20 (12)	3WN	4N	SB4	-
50	SS050D90	1198	16.7 (10)	20 (12)	3WNB	5N	SB5	-
60	SS060D90	1282	14.2 (8.5)	17.5 (10.5)	3WN	5N	SB5	-
70	SS070D90	1620	14.2 (8.5)	17.5 (10.5)	3WNB	6N	-	5/8X42
80	SS080D90	1704	12.5 (7.5)	15.8 (9.5)	3WN	6N	-	5/8X42
90	SS090D90	2206	12.5 (7.5)	15.8 (9.5)	3WNB	7N	-	5/8X42
100	SS100D90	2290	10 (6)	13.3 (8)	3WN	7N	-	5/8X42
110	SS110D90	2941	10 (6)	13.3 (8)	3WNB	8N	-	5/8X42
120	SS120D90	3025	8.3 (5)	11.7 (7)	3WN	8N	-	5/8X42
130	SS130D90	3829	8.3 (5)	11.7 (7)	3WNB	9NH	-	5/8X42
140	SS140D90	3913	6.7 (4)	10 (6)	3WN	9NH	-	5/8X42
150	SS150D90	4810	6.7 (4)	10 (6)	3WNB	10NH	-	3/4X48
160	SS160D90	4894	5.8 (3.5)	8.3 (5)	3WN	10NH	-	3/4X48
170	SS170D90	5712	5.8 (3.5)	8.3 (5)	3WNB	11N	-	7/8X60
180	SS180D90	5796	5 (3)	7.5 (4.5)	3WN	11N	-	7/8X60
190	SS190D90	8045	5 (3)	7.5 (4.5)	3WNB	12NH	-	7/8X60

**General Notes:**

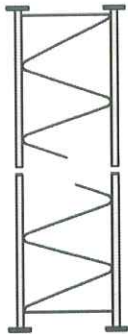
- Standard tower designs are in accordance with approved national standard ANSI/EIA-222-F (no ice).
- Equivalent flat-plate antenna areas based on EIA RS-222-C, must not exceed the areas shown for flat members.
- Tower designs assume allowable projected areas are symmetrically placed on the tower.
- Designs assume one 7/8 line to top and two 7/8 lines to 30 feet below top, one line on each face.
- All towers are provided with a tapered top.
- A Rev F grounding kit is provided with each tower.
- Assembly drawings and standard foundation details are supplied with the tower.
- Custom designs for site-specific applications are available upon request.



Assy. P/N	Tower Section No.
1TT	1W, 1WB, 2W
3TT	2WST, 2WB, 3WN
4TTN	3WNST, 3WNB, 4N
5TTN	4NST, 4NA, 4WB, 4NC, 5N
6TT	5NST, 5NA, 5NB, 5NC, 6C

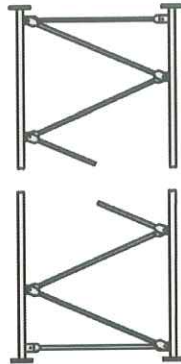


# SELF-SUPPORTING HEAVY DUTY SECTIONS



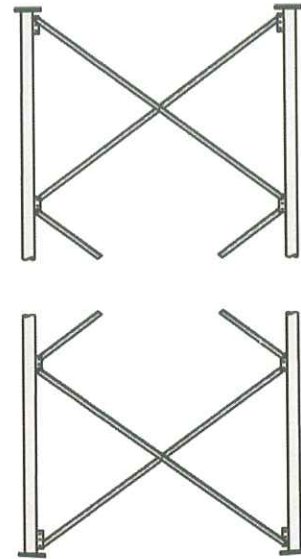
Bracing Detail for Sections 1W - 3WN  
Solid Round Legs & Solid Round Braces

*Straight and Tapered Sections  
available.*

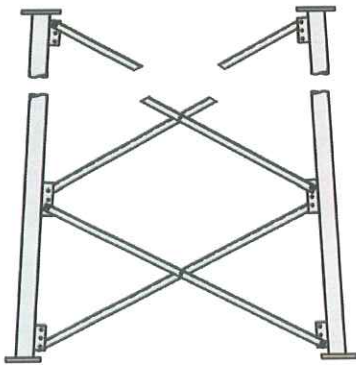


Bracing Detail for Sections 4N & 5N  
Solid Round Legs & Solid Round Braces

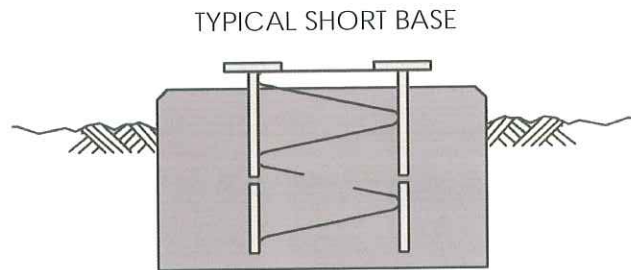
*Straight and Tapered Sections  
available.*



Bracing Detail for Straight Sections 6N - 11N  
Tubular Legs & Angle Braces



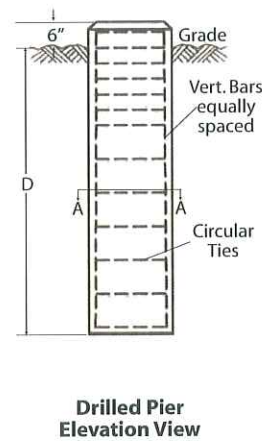
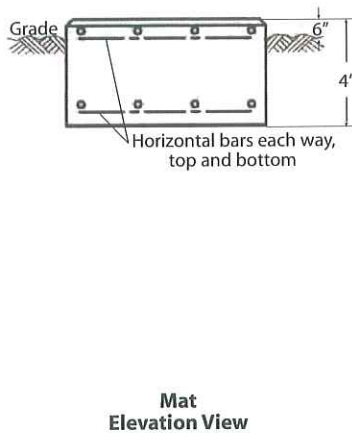
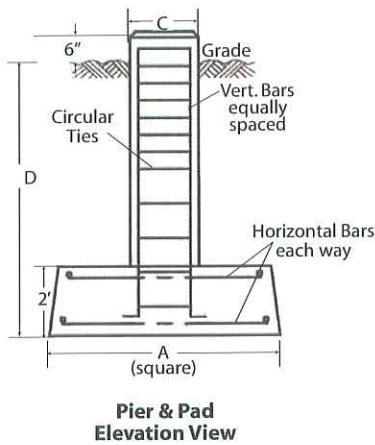
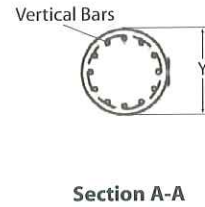
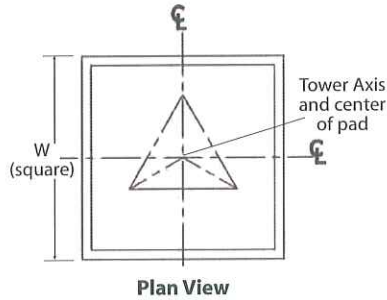
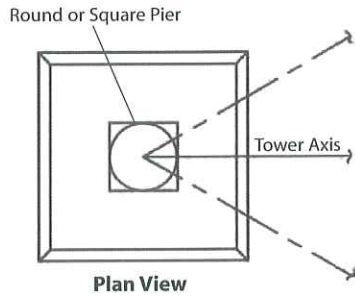
Bracing Detail for Tapered Sections 6N - 16NH  
Tubular Legs & Angle Braces



**Part No: SB2, SB3, SB4 & SB5**  
*Installed when 2N - 5N sections are  
used as tower base.*

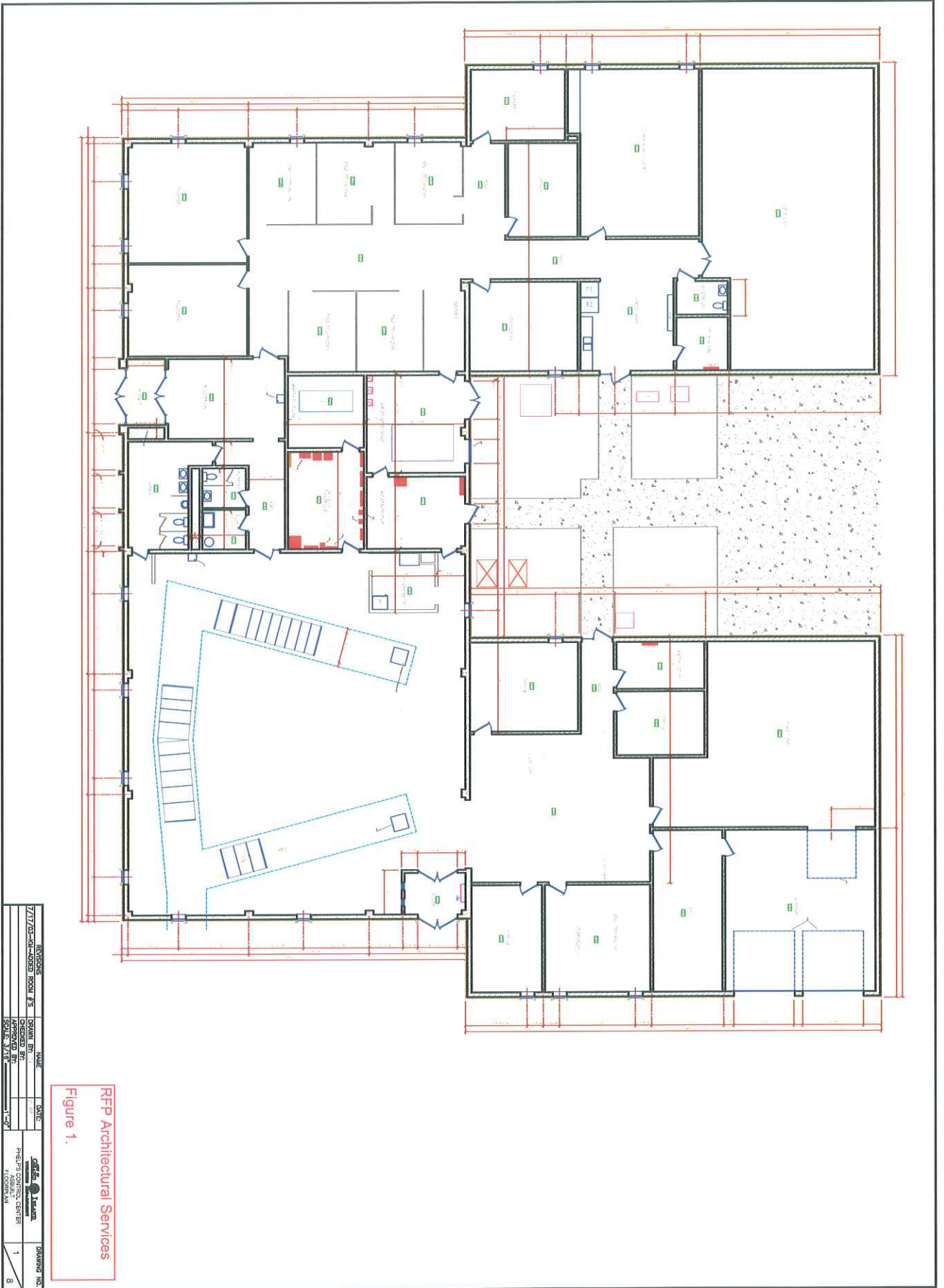
*Anchor bolt configurations are provided with larger towers.*

## SELF-SUPPORTING HEAVY DUTY STANDARD FOUNDATIONS



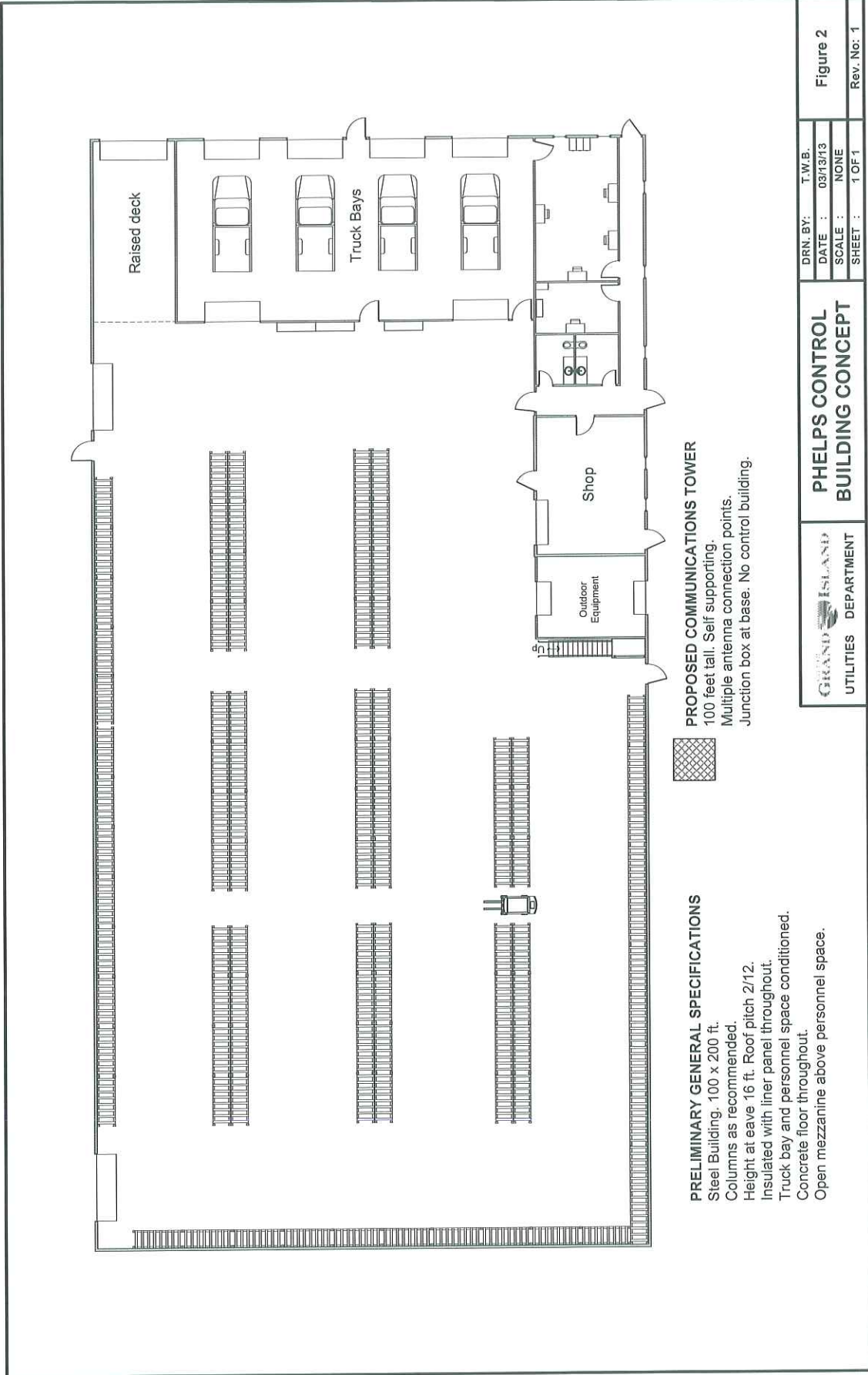
Tower Base Sect. No.	Pier & Pad						Mat		Drilled Pier		
	Dimensions			Req'd Conc. (cu.yds. 3 fms)		W	Req'd Conc. (cu.yds)	D	Y	Req'd Conc. (cu.yds)	
	D	A	C	Round	Square						
1W	-	-	-	-	-	4'-0"	2.4	-	-	-	
2W	-	-	-	-	-	5'-6"	4.5	-	-	-	
3WN	-	-	-	-	-	6'-9"	6.8	-	-	-	
4N	-	-	-	-	-	8'-0"	9.5	-	-	-	
5N	-	-	-	-	-	8'-9"	11.3	-	-	-	
6N	-	-	-	-	-	10'-3"	15.6	-	-	-	
7N	8'-0"	4'-6"	2'-0"	6.3	6.9	11'-6"	19.6	-	-	-	
8N	8'-9"	5'-6"	2'-0"	8.7	9.4	14'-3"	30.1	18'-6"	2'-6"	10.4	
9NH	9'-0"	5'-6"	2'-0"	8.8	9.5	16'-0"	37.9	19'-6"	2'-6"	10.9	
10NH	9'-0"	5'-6"	2'-0"	8.8	9.5	18'-3"	49.3	19'-6"	2'-6"	10.9	
11N	10'-0"	5'-6"	2'-6"	10.8	12.0	-	-	21'-9"	2'-6"	12.2	
12NH	11'-0"	5'-6"	2'-6"	11.3	12.7	-	-	22'-9"	3'-0"	18.3	
13NH	12'-0"	6'-3"	3'-0"	16.3	18.5	-	-	25'-0"	3'-6"	27.3	
14NH	12'-0"	6'-3"	3'-0"	16.3	18.5	-	-	25'-0"	3'-6"	27.3	
15NH	13'-0"	7'-3"	3'-0"	19.9	22.4	-	-	30'-0"	4'-0"	42.6	
16NH	13'-0"	7'-3"	3'-0"	19.9	22.4	-	-	30'-0"	4'-0"	42.6	

Standard foundations illustrated are for general information purposes only and are based on Rev F normal soil parameters. Foundation installation details are provided with tower assembly drawings.



RFP Architectural Services  
 Figure 1.





**PRELIMINARY GENERAL SPECIFICATIONS**  
 Steel Building, 100 x 200 ft.  
 Columns as recommended.  
 Height at eave 16 ft. Roof pitch 2/12.  
 Insulated with liner panel throughout.  
 Truck bay and personnel space conditioned.  
 Concrete floor throughout.  
 Open mezzanine above personnel space.

**PROPOSED COMMUNICATIONS TOWER**  
 100 feet tall. Self supporting.  
 Multiple antenna connection points.  
 Junction box at base. No control building.



**PHELPS CONTROL BUILDING CONCEPT**

DRN. BY: T.W.B.	Figure 2
DATE: 03/13/13	
SCALE: NONE	
SHEET: 1 OF 1	Rev. No: 1