

CITY OF WOODLAND PARK ORDINANCE NO. 1498, SERIES 2025

AN ORDINANCE GRANTING A SPECIAL USE PERMIT FOR THE PURPOSE OF CORE ELECTRIC COOPERATIVE TO REPLACE AN EXISTING 63-FOOT LATTICE COMMUNICATION TOWER WITH A NEW 120-FOOT LATTICE COMMUNICATION TOWER (130 FEET TO TOP OF APPURTENANCES). THE SUBJECT PROPERTY IS LOCATED IN THE SE4SE4 SEC. 23 AND THAT PORTION OF THE E2NE4 SEC. 26 LYING NORTH OF HIGHWAY 24 IN T12S, R69W OF THE 6TH P.M., (5955 TROUT CREEK ROAD, WOODLAND PARK, CO) IN THE AGRICULTURAL (AG) ZONE.

WHEREAS, there is currently a disruption to the communication frequencies of CORE's existing radio and microwave systems that require line-of-site between towers; and

WHEREAS, CORE Electric Cooperative currently has a 63-foot tall lattice communication tower on the parcel of land known as 5955 Trout Creek Road, Woodland Park, CO; and

WHEREAS, the City of Woodland Park has received a request for a Special Use Permit for the purpose of replacing the existing 63-foot lattice communication tower with a new 120-foot lattice communication tower (130 feet to top of appurtenances) located at the subject property located in the SE4SE4 Sec. 23 and that portion of the E2NE4 Sec. 26 lying north of Highway 24 in T12S, R69W of the 6th P.M., (5955 Trout Creek Road, Woodland Park, CO) within the Agricultural (AG) Zone District as a permanent solution; and

WHEREAS, an application to establish said special use has been accepted and considered pursuant to Municipal Code Chapters 18.61 and 5.24; and

WHEREAS, pursuant to Municipal Code Sections 18.61.020 and 18.72.060 and Charter Sections 7.6 and 15.7.b.1, a notice of the public hearings was published, a sign was posted, letters were mailed to adjacent property owners; and

WHEREAS, the Woodland Park Planning Commission considered the request on June 12, 2025 and recommended approval based on evidence contained in the staff report and presented at public hearing.

NOW, THEREFORE, THE CITY OF WOODLAND PARK, COLORADO, ORDAINS:

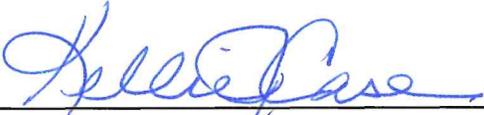
Section 1. Approval. The Special Use Permit for the replacement of an existing 63-foot lattice communication tower with a new 120-foot lattice communication tower (130 feet to top of appurtenances) located at the subject property located in the SE4SE4 Sec. 23 and that portion of the E2NE4 Sec. 26 lying north of Highway 24 in T12S, R69W of the 6th P.M., (5955 Trout Creek Road, Woodland Park, CO) in the Agricultural (AG) zone subject to the following conditions:

1. The applicant must submit a signed statement from a qualified radio frequency engineer, certifying that a technical evaluation of the proposed facility indicates no potential interference problems and that the site will comply with all applicable regulations for radio frequency emissions promulgated by the FCC.
2. The owner of the property and the applicant have each submitted an affidavit acknowledging that each is responsible for the removal of a Wireless Communication Facility (WCF), including Related Accessory Equipment, that is abandoned or is unused for a period of six (6) months.
3. This approval expires if the WCF is not established within one (1) year of the approval or if it is abandoned or unused for a period of six (6) months.
4. All work done pursuant to WCF applications must be completed in accordance with all applicable building and safety requirements as set forth in the City Code, and any other applicable regulations. In addition, all WCF applications shall comply with the following:
 - a. Comply with any permit or license issued by a local, state or federal agency with jurisdiction of the WCF;
 - b. Comply with easements, covenants, conditions and/or restrictions on or applicable to the underlying real property;
 - c. Remain free from trash, debris, litter, graffiti, and other forms of vandalism. Any damage shall be repaired as soon as practicable, and in no instance more than ten (10) days from the time of notification by the City or after discovery by the owner or operator of the Site.
 - d. Be maintained in good working condition and to the standards established at the time of application approval or as otherwise required by applicable law.
5. The applicant shall provide a compliance report within forty-five (45) days after installation of the WCF, demonstrating that as installed and in operation, the WCF complies with all conditions of approval, applicable City requirements and standard regulations.
6. Prior to construction, application shall provide construction documents to the City of Woodland Park showing that security fencing will be constructed with appropriate anti-climbing devices.
7. Prior to construction of the proposed tower, the applicant must submit for and gain approval of a Zoning Development Permit with the City of Woodland Park including associated construction documents.
8. Post construction, use of the facility is subject to the Operational Standards contained in Municipal Code Section 5.24.070 which include Federal requirements, radio frequency standards, signal interference, legal access, operation and

maintenance, abandonment and removal, hazardous materials, collocation, and compliance with other laws.

Section 2. Recitals. The recitals contained in this Ordinance constitute the findings of City Council and are incorporated herein by reference.

PASSED BY CITY COUNCIL ON SECOND AND FINAL READING FOLLOWING PUBLIC HEARING THIS 17th DAY OF JULY, 2025.



The Honorable Mayor Kellie Case

ATTEST:



City Clerk Suzanne Leclercq

